

DEED RECORD, No. 75, MADISON COUNTY, IOWA

J. H. WELCH PRtg. CO., DES MOINES 7609

William Franklin Carter, and
Imogene Carter
TO
Charles D. Van Werden &
Berdie Shearer

Filed for Record this 16 day of January
A. D. 1942, at 10:54 o'clock A. M.
SPECIAL WARRANTY DEED.
#231 Pearl E. Shetterly
Recorder.
By Deputy.
Recording Fee, \$.50

KNOW ALL MEN BY THESE PRESENTS, That William Franklin Carter, and Imogene Carter, his wife,
of the County of Texas and State of Missouri in consideration of the sum of
One Dollar and other valuable consideration x DOLLARS x
in hand paid by Charles D. Van Werden and Berdie Shearer
of Madison County, State of Iowa do hereby sell and convey unto the said
Charles D. Van Werden and Berdie Shearer
the following described premises, situated in the County of Madison, and State of Iowa, to-wit:

ALL OF OUR INTEREST IN AND TO
The Northeast Quarter (NE $\frac{1}{4}$) of Section 1,
Township 74 North, Range 27, west of the 5th P.M.
except 4.92 acres utilized by the railroad for
right-of-way purposes

And Notary covenant with the said
that hold said premises by good and perfect title, that ha good right and lawful authority to sell and
convey the same; that they are free and clear of all liens and incumbrances whatsoever

And we do hereby
covenant to warrant and defend the said premises against the lawful claims of all persons whomsoever, claiming by,
through or under us.

And the said Imogene Carter
hereby relinquishes her right of dower in and to the above described premises.

Signed this 5th day of January A. D. 1942
XXXXXXXXXXXX

William Franklin Carter
Signature of William Franklin Carter
Imogene Carter
Signature of Imogene Carter

STATE OF MISSOURI, Texas County, ss.

On this 5th day of January A. D. 1942, before me, the undersigned, a Notary Public within and for
said County, State of Iowa personally came William Franklin Carter and Imogene Carter

personally to me known to be the identical person S whose name S - affixed to the above instrument as
grantors S, and acknowledged the execution of the same to be their voluntary act and deed for the pur-
poses therein expressed.
Witness my hand and official seal the date last above written.
In Testimony Whereof, I have hereunto subscribed my name and affixed my seal
on the date last above written.



COMPARE

James R. Holt
Notary Public within and for Texas County, Missouri
My commission expires the July 19th, 1942