

Deed Record No. 72, Madison County, Iowa

Madison County Sheriff

#1809

Filed for record the 21 day of
April A.D.1937 at 10:38 o'clock
A.M.

To

Fee \$ 1.00 ✓

Albert Mausnest

Valda C. Bishop, Recorder

SHERIFF'S DEED

THIS INDENTURE, Made this 19th day of April, A.D.1937, between A.E.Null, Sheriff of the County of Madison in the State of Iowa, of the first part, and Albert Mausnest of the second part:

WHEREAS, at the January 1936 Term of the District Court in and for the County of Madison in the said State of Iowa, held at the Court House on the 10th day of January, A.D.1936, it was, among other things, ordered, adjudged, and decreed by said Court, in a cause therein pending between Albert Mausnest as Plaintiff and E.L.Binns and others as Defendants that a special execution should issue, whereon the Sheriff should sell the real estate mentioned in the petition in said action, or so much thereof as should be necessary to be sold to satisfy the amount due, with interest and costs, in the same manner as real estate is sold on execution. And

WHEREAS the said Sheriff, party of the first part to these presents, in pursuance of the judgment, order and decree of said Court in said action, and in pursuance of the statute in such case made and provided, did on the 23rd day of March, A.D.1936, sell at public auction at the Court House door, in Winterset in said County of Madison the premises mentioned in the said order and special execution, and hereinafter described, after having given four week's notice of the time, place, and terms of such sale, in the manner following, to-wit: By posting three notices thereof in said county one of which was at the Court House where the last District Court in said county was held, and by publishing a notice thereof for two publications immediately preceding the day of said sale, in the Winterset Madisonian a Newspaper published in the said County of Madison. And

WHEREAS, at said sale the said premises were struck off to and purchased by Albert Mausnest at and for the sum of Five Thousand and no/100 (\$5000.00) Dollars that being the highest bid therefor, and no redemption as allowed by law having been made from said sale;

NOW, THEREFORE, the party of the first part, Sheriff as aforesaid, in order to carry into effect the sale so made in pursuance of the said decree of said Court, and by virtue of the Statute in such case made and provided, and in consideration of the sum bid and paid as aforesaid and the further sum of One Dollar to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, hath GRANTED, BARGAINED, AND SOLD, and by these presents does grant, bargain, sell, and convey unto the said party of the second part, and to his heirs and assigns forever, the following described tract of real estate situated in the County of Madison and State of Iowa, to-wit:

The Southeast Quarter of the Northeast Quarter and the Northeast Quarter of the Southeast Quarter and all that Part of the Southeast Quarter of the Southeast Quarter lying North and East of Middle River, described as follows:

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Acres-Blackmar Co. Burlington 2080

Commencing at the Northeast corner of the said Southeast Quarter of the Southeast Quarter and running thence West to the Northwest corner thereof; thence South Five chains and fifty links; thence South 74½ degrees East, Seven chains; thence South 34 degrees east, seven chains and fifty links; thence South 69 degrees east, nine chains and sixty-six links to the east line of the said Southeast Quarter of the Southeast Quarter; thence North to the place of beginning. All in Section Nine (9), Township Seventy-five (75) North, Range Twenty-nine (29) West of the 5th P.M.

TO HAVE AND TO HOLD the above described premises, with the appurtenances thereto belonging, unto the said party of the second part, his heirs and assigns forever.

IN WITNESS WHEREOF, the said party of the first part, Sheriff as aforesaid, has hereunto set his hand the day and year first above mentioned.

(SHERIFF'S SEAL) A.E.Null (SEAL)
Sheriff of Madison County, Iowa
STATE OF IOWA, Madison County, ss.

BE IT REMEMBERED, that on this 19 day of April, A.D.1937, before the undersigned, a Notary Public in and for said County, personally came A.E.Null, Sheriff of Madison County Iowa, to me personally known to be the identical person whose name is subscribed to the foregoing Sheriff's Deed as grantor, and acknowledged the execution of said instrument to be his voluntary act and deed, and that he executed the same for the purposes therein mentioned.

WITNESS my hand and notarial seal, the day and year last above written.

U. S. REVENUE TAX \$ 5.00
Not Canceled
Added and Canceled

NOTARIAL
SEAL

Ellyson Green
Notary Public, Madison County, Iowa.