

Deed Record No. 72, Madison County, Iowa

John K. Nichols & Wife.

#3180

Filed for record the 2 day of
July A.D.1937 at 9;35 o'clock
A.M.

To

Fee \$.50 ✓

Federal Farm Mortgage Corp.
33868 I 170 }
29581 IC }

Valda C. Bishop, Recorder

WARRANTY DEED
FFMC

KNOW ALL MEN BY THESE PRESENTS, That John K. Nichols and Harriet E. Nichols, husband and wife, and each in his and her own right, of the County of Madison and State of Iowa for and in consideration of One Dollar (\$1.00) in hand paid, and release from personal liability on debt due The Federal Land Bank of Omaha, the Land Bank Commissioner and the Federal Farm Mortgage Corporation, of Washington, D.C. do hereby grant, bargain, sell, convey and confirm unto the FEDERAL FARM MORTGAGE CORPORATION, of Washington, D.C., the following described real estate, situated in the county of Madison State of Iowa, to wit:

South Half of the Southeast Quarter of Section 21; and the South Three-Fourths of the West Half of the Northwest Quarter and the North Half of the Northwest Quarter of the Southwest Quarter of Section 27; and the East Half of the Northeast Quarter of Section 28, all in Township 74 North of Range 27 West of the 5th Principal Meridian, Except right of way of the Chicago Great Western Railway;

together with all the tenements, hereditaments and appurtenances to the same belonging, and we do hereby covenant with the said Federal Farm Mortgage Corporation, and its successors and assigns that we are lawfully seized of said premises; that they are free from encumbrances except mortgage in favor of the Federal Land Bank of Omaha and mortgage in favor of the Land Bank Commissioner assigned to the Federal Farm Mortgage Corporation by operation of law, and taxes; that we have good right and lawful authority to sell the same, and we do hereby covenant to warrant and defend the title to said premises against the lawful claims of all persons whomsoever.

It is the express intention of the parties hereto that the right of said grantee under its mortgage covering the property above described, shall not merge with the equity of redemption herein conveyed by grantors to said grantee.

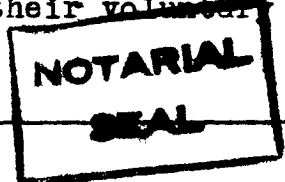
And the said Harriet E. Nichols hereby relinquishes all contingent rights, including right of dower, in and to the above described premises.

Signed this 17th day of March A.D.1937 .
In presence of :

John K. Nichols
Harriet E. Nichols

STATE OF IOWA)
COUNTY OF MADISON) SS

On this 17th day of March A.D.1937, before me Eugene Wilson a Notary Public in and for the county of Madison, State of Iowa personally appeared John K. Nichols and Harriet E. Nichols, husband and wife, to me known to be the persons named in and who executed the foregoing instrument, and acknowledged that they executed the same as their voluntary act and deed.



Eugene Wilson
Notary Public in and for said County and State.
My commission expires July 4, 1939