Sarah F.Anderson )
to Afft.
The Public )

Filed for record the 15th day of March A.D. 1920 at 9.40 o'clock A.M.
Nettie E.Winship, Recorder
Fee $.90 ✓ # 1838

State of Iowa, Madison County SS:

I, Sarah F.Anderson, being first duly sworn, depose and say that I have been a resident of Madison County, Iowa, for the past sixty years.

I was personally acquainted with Carrie Epperson, widow of Henry F.Epperson, mentioned as one of the heirs as listed in chain of title to the West Half of the Northwest fractional quarter of Section 1-76-29; wherever in the chain of title Carrie Epperson and Caroline Epperson and Coroline M.Epperson and Caroline M.Epperson is mentioned, it refers to one and the same party.

I further state that where said abstract mentions Alice Epperson as petitioner it is a clerical error of records or abstracter, and it should have said Caroline Epperson. the mother of Morey Epperson and Alice Epperson.

I further state that I lived a neighbor on adjoining farms to them southwest of Earlham, Iowa. I well remember the two minor children above mentioned and their mother; also the death of the father, Henry F.Epperson.

I further state wherever in the chain of title to the West Half of the Northwest fractional Quarter of Section 1- 76- 29 the name of Henry F.Epperson and Henry Epperson is mentioned it refers to one and the same person.

I further state that Henry F.Epperson and his wife Carrie Epperson, with the two children, Morey Epperson and Alice Epperson, moved with their parents from the state of Illinois. It is my understanding they had some estate from their grandfather in Illinois.

I further state that they owned personal property and real estate in Jackson Township Madison County, Iowa, and that I well remember that Wm.Mabbitt was appointed guardian of the two minor children, Morey Epperson and Alice Epperson.

I further state that I was personally and well acquainted with Noah Sulgrove, one of the grantors in a certain warranty deed dated February 26, 1868; said deed recorded in Madison County Deed Record "V", page 266; conveying the Southwest Quarter of the Northwest Quarter and the North fractional half of the Northwest Quarter of Section 1-76- 29,

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and I further state at the time the above mentioned deed of conveyance was made Noah Sulgrove was a widower.

I was well versed of these facts as William Early, one of the grantors of the above deed was a brother-in-law, his wife Catherina being my sister.

I further state that William Early mentioned as one of the grantors in the last above described deed is one and the identical same person as William Early mentioned as one of grantees in a certain warranty deed dated February 24, 1868 and recorded in the Madison County Deed Record Book "V", page 260, conveying the Southwest Quarter of the Northwest Quarter and North fractional half of the Northwest Quarter of Section 1-76-29. and wherever in the chain of title to the West Half of the Northwest fractional Quarter of Section 1-76-29 the name of William Earley and William Early is mentioned it refers to one and the identical same party.

I further state that I was personally acquainted with Bengamin F. Combs, grantor in certain warranty deed dated February 24, 1868 and recorded in Madison County Deed Record "V", page 260, conveying the Southwest Quarter of the Northwest Quarter and the North fractional half of the Northwest Quarter of Section 1-76-29 and that the said Bengamin F. Combs and Benjamin F. Combs, grantee in a certain warranty deed dated January 6, 1868 and recorded in Madison County Deed Record "U", page 464, conveying the same land as mentioned in last described deed, is one and the same party and wherever in the chain of title to the above described land the name of Bengamin F. Combs and Benjamin F. Combs and Bengomin Combs is mentioned it refers to one and the identical same party.

I further state I was personally acquainted with August Grodrian, grantor in a certain warranty deed dated January 6, 1868 and recorded in Madison County Deed Record "U", page 464, conveying the Southwest Quarter of the Northwest Quarter and North fractional half of the Northwest Quarter of Section 1-76-29 and that the said August Grodrian is one and identical same party as August Grotrian, grantee in a certain warranty deed dated February, 8, 1866 and recorded in Madison County Deed Record "Q", page 407.

I further state that I was personally acquainted with Stephen Maple, grantee in a certain warranty deed dated February 28, 1865 and recorded in Madison County Deed Record "P", page 516, conveying the Southwest Quarter of the Northwest Quarter and North fractional half of the Northwest Quarter of Section 1-76-29 and that the said Stephen Maple is one and the identical same person as Stephen Mapel, grantor in a certain warranty deed dated February, 8, 1866 and recorded in Madison County Deed Record "Q", page 407, conveying the last above described land and that wherever in the chain of title it mentions the name of Stephen Mapel and Stephen Maple and Stiphen Mapel, it refers to one and the identical same party.

I further state that I was well acquainted with the wife of above mentioned last grantor and her name was Ruth. Wherever in the chain of title Ruth Mapel and Ruth Mpel are mentioned it refers to one and the identical same party.

Sarah F. Anderson

Subscribed and sworn to by said Sarah F. Anderson this 12th day of March 1920, before me

Wallace G. Jackson
Notary Public in and for Madison County, Iowa.

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