I. E. Holmes and E. E. Kale To The Public : Affidavit Fee $.60 / #446

Filed for Record the 24th day of February, A. D., 1927, at 1140 P. M.

Gladys B. DeVault, Recorder.

AFFIDAVIT.

State of Iowa, Madison County, ss:

I, I. E. Holmes, and I, E. E. Kale, of said County and State, being first duly sworn, do, upon oath depose and say that I have been a resident of Madison County, Iowa, for more than 40 years last past, and that during all of said time I have been well and intimately acquainted with the title, ownership and occupancy of Lots 8 and 9 in Block 8 of the Original Town of Truro, Madison County, Iowa, and know of my own personal knowledge that J. W. Smith, grantee in the Warranty Deed dated May 28, 1891, recorded in Town Lot Deed Record 7, page 275, of the records in the Office of the Recorder of Madison County, Iowa, and his grantees, have been in the actual, open, notorious, continuous, adverse, exclusive, uninterrupted, and peaceable possession, occupancy, and control of all of said property and every part and parcel thereof, under claim of right and color of title since May 28, 1891, and that their title thereto has never been questioned to my personal knowledge and that during all of said time since May 28, 1891, said J. W. Smith and his grantees have received the rents and profits of said property, and paid the taxes thereon, and that E. Wells, nor any one claiming by, through, or under him, and no other person or persons have ever claimed or asserted any right, title, interest, claim or demand in or to any part or parcel thereof adverse to said J. W. Smith and his grantees, by reason of an exception of "one building owned by E. Wells, and situated on the South West corner of said lots and used for storing Ice" contained in the deed conveying said lots to F. R. Jeffries on Jan. 23, 1905, and recorded in Town Lot Deed Record 15, page 292, of said records,-said Ice House Building having been moved from (or razed) more than 10 years ago.

I further state that the records of Madison County, Iowa, show that W. P. Dewitt acquired title to Lot 9 in Block 8 in the Town of Ego (Truro), Madison County, Iowa, by Warranty Deed dated Nov. 15, 1884, and recorded in Town Lot Deed Record 6, page 201 of said records, but no conveyance appears of record for said property from said Dewitt, but that said W. P. Dewitt, nor any one claiming by, through, or under him, has ever claimed or asserted any right, title, interest, claim, or demand in or to said property adverse to the said J. W. Smith and his grantees under said Deed, to our certain personal knowledge since 1899.

I further state that I am in no way interested in the title to said property, but make this affidavit at the request of the present owner thereof for the purpose of establishing of record the facts herein stated.

I. E. Holmes

E. E. Kale

Subscribed in my presence and sworn to before me by the above named affiants this 23 day of February, A. D. 1927.

NOTARIAL SEAL

M. S. Creger.

Notary Public, Madison County, Iowa.