BE IT FURTHER RESOLVED that this resolution shall be spread upon the minutes of said School District Board, and duly recorded in the office of the Madison County, Iowa Recorder.

Entered this 14 day of November, 1961.

WINTERSET COMMUNITY SCHOOL DISTRICT
By Richard S. DeWitt
Richard DeWitt, President
By Geraldine Craven
Geraldine Craven, Secretary

STATE OF IOWA MADISON COUNTY) SS

On this 14 day of November A. D. 1961, before me, the undersigned, a Notary Public in and for said County, in said State, personally appeared Richard DeWitt and Geraldine Craven, to me personally known, who, being by me duly sworn, did say that they are the President and Secretary respectively, of the said corporation executing the within and foregoing instrument to which this is attached; that no seal has been procured for said corporation; that said instrument was signed on behalf of said corporation by authority of its Board of Directors; that the said Richard DeWitt and Geraldine Craven acknowledge the execution of said instrument to be their voluntary act and deed as such officers, of said corporation, by it and by them voluntarily executed.

NOTARIAL SEAL

Martha K. Paton Notary Public
in and for said County.

Lillian Hartsell
To
The Public

#4275
Fee $2.50 VIS

Filed for record the 18 day of November A. D. 1961 at 10:40 o'clock A. M.
Mary E. Welty, Recorder

AFFIDAVIT

STATE OF IOWA Sac County) ss.

I, Lillian Hartsell, also known as Lillian Esther Hartsell, being first duly sworn, depose and state that I am the surviving spouse of James Harrison Hartsell, also known as James H. Hartsell, now deceased. That the estate of James H. Hartsell, also known as James Harrison Hartsell, was administered in the District Court of Sac County, Iowa, and that said estate was closed several years ago. That on, to-wit; December 22, 1953, James Harrison Hartsell, of Sac County, Iowa, entered into a contract to sell the following described real estate:

> The South ten (10) acres of the Southeast Quarter (SE¼) of the Southeast Quarter (SE¼) of Section One (1), and the East Half (E½) of the Northeast Quarter (NE¼) of Section Twelve (12), all in Township Seventy-four (74) North, Range Twenty-seven (27), West of the 5th P. M., Madison County, Iowa: and the South Half (S½) of the Southwest Fractional Quarter (SW frl.¼) of Section Six (6), and the Northwest Fractional Quarter (NW frl.¼), and the Northeast Quarter (NE¼) of Section Seven (7), all in Township Seventy-four (74) North, Range Twenty-six (26), all West of the 5th P. M., Madison County, Iowa,

to Donald Crawford and Helen Crawford, his wife, which real estate contract was duly filed of record on the 24th day of June, 1954, in the office of the County Recorder of Madison County, Iowa, and that the said James Harrison Hartsell named as the seller in said real estate contract was the husband of this affiant. That on December 22, 1953, James Harrison Hartsell and this affiant, Lillian Esther Hartsell, executed a joint tenancy warranty deed conveying said real estate to Donald Crawford and Helen Crawford, husband and wife, of Madison County, Iowa, and that said joint tenancy warranty deed was placed in escrow with Security Loan and Abstract Company of Winterset, Iowa, on December 22, 1953, and that said delivery of said joint tenancy warranty deed to the said Security Loan and Abstract Company of Winterset, Iowa, was unconditional without the power of recall and was to be delivered to the grantees upon said contract being performed in full. That said contract has been performed in full. That this affiant did not sign said real estate contract but the same was made with affiant's full knowledge, consent and direction, and at the time said real estate contract was signed and acknowledged, said joint tenancy warranty deed in which this affiant joined as a grantor was made,

signed, executed and delivered to said escrow agent by said affiant and her now deceased husband, That none of said real estate described in said contract was homestead property of this affiant and her now deceased husband. This affiant does hereby order and direct said Security Loan and Abstract Company of Winterset, Iowa to deliver said joint tenancy warranty deed, as said contract has been performed in full.

Lillian Hartsell

Subscribed and sworn to before the undersigned this 8th day of November, 1961.

NOTARIAL SEAL

J. F. Wilson Notary Puhlic
in and for said County in the State of Iowa.

Harry F. Anderson
To
The Public

#4276
Fee $2.50 VIS

Filed for record the 18 day of November A. D. 1961 at 10:43 o'clock A. M.
Mary E. Welty, Recorder

AFFIDAVIT

STATE OF IOWA MADISON COUNTY; ss

I, Harry F. Anderson, being first duly sworn on oath depose and say that I am a partner in Security Loan & Abstract Company of Winterset, Iowa, a copartnership; that on December 22, 1953, James Harrison Hartsell, also known as James H. Hartsell, of Sac County, Iowa, entered into a contract to sell the following described real estate, to-wit:

The South 10 Acres of the Southeast Quarter (¼) of the Southeast Quarter (¼) of Section One (1), and the East Half (½) of the Northeast Quarter (¼) of Section Twelve (12), in Township Seventy-four (74) North, Range Twenty-seven (27); and the South Half (½) of the Southwest Fractional Quarter (¼) (containing 33.30 acres) of Section Six (6), and the Northwest Fractional Quarter (¼) (containing 67.64 acres), and the Northeast Quarter (¼), of Section Seven (7), in Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P. M., Madison County, Iowa,

to Donald Crawford and Helen Crawford, his wife, as joint tenants with full rights of survivorship and not as tenants in common, which real estate contract was duly filed of record on the 24th day of June, 1954, in Deed Record 86, Page 492, in the office of the County Recorder of Madison County, Iowa; that on December 22, 1953, the said James Harrison Hartsell and his wife, Lillian Hartsell, also known as Lillian Esther Hartsell, made, executed and delivered a joint tenancy warranty deed conveying said real estate to Donald Crawford and Helen Crawford, husband and wife, of Madison County, Iowa, to Security Loan & Abstract Company of Winterset, Iowa, and that said delivery of said joint tenancy warranty deed to the said Security Loan & Abstract Company was unconditional without the power of recall and was to be delivered to the grantees upon said contract being performed in full; and that the said Security Loan & Abstract Company has continued to retain said deed at all times subsequent to the delivery of said deed to said company as escrow agent.

Harry F. Anderson

Subscribed and sworn to before me by Harry F. Anderson this 18th day of November, 1961.

NOTARIAL SEAL

Lewis H. Jordan Notary Public
in and for Madison County, Iowa.

Fern Fleming
To
The Public

#4310
Fee $1.50 VIS

Filed for record the 21 day of November A. D. 1961 at 4:00 o'clock P. M.
Mary E. Welty, Recorder
Shirley G. Henry, Deputy

AFFIDAVIT

STATE OF IOWA, MADISON COUNTY,) SS:

I, Fern Fleming, of said county and state, being first duly sworn on oath depose and say that I was well and personally acquainted with J. F. Willcox during his life time, one of the grantees in the warranty deed recorded in Town Lot Deed Record 34, page 17, of the records of Madison County, Iowa, and who died testate Oct. 16, 1954, and whose estate was administered in the District Court of Madison County, at #5623, and entered in Probate Docket M, at page 400; and that I was also well and personally acquainted with his mother,