Miscellaneous Record, No. 27, Madison County, Iowa

R. Edward Baur et al To The Public — #3471 — Fee $2.50 — Filed for record the 29 day of December A.D. 1966 at 9:39 o'clock A. M. — Mary E.Welty, Recorder

AFFIDAVIT OF POSSESSION

TO WHOM IT MAY CONCERN:

STATE OF IOWA MADISON COUNTY) SS.

The undersigned first being duly sworn (or affirmed) upon oath deposes and states: That R. Edward Baur and Merritt C. Baur are now the record titleholders of the following described real estate to-wit:

The North Half (½) of the Northeast Quarter (¼) of Section Thirty-six (36), and the South Half (½) of the Southeast Quarter (¼) of Section Twenty-five (25);
also
The South Half (½) of the Southwest Quarter (¼); the South 2 rods of the Northeast Quarter (¼) of the Southwest Quarter (¼); all in Section Twenty-five (25);
also
All that part of the East Half (½) of the Northwest Quarter (¼) of Section Thirty-six (36) lying North of North River, containing 37 acres more or less;
also
The Northwest Quarter (¼) of the Southwest Quarter (¼) (excepting from the last described 40-acre tract a tract described as follows: Commencing at the Northeast corner of the Northwest Quarter (¼) of the Southwest Quarter (¼) of Section Twenty-five (25), Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5th P.M., thence West 866 feet, thence in a southeasterly direction to a point 837 feet South of the place of beginning, thence North to the place of beginning), all in Section Twenty-five (25);
also
The Southeast Quarter (¼) of Section Twenty-six (26), except the cemetery lot commencing 46 rods West and 2 rods North of the Southeast corner of the Northeast Quarter (¼) of said Southeast Quarter (¼) and running thence North 14 rods, thence West 14 rods, thence South 14 rods, thence East 14 rods to the point of beginning, and except the church lot commencing 46 rods West and 2 rods North of said Southeast corner of the Northeast Quarter (¼) of said Southeast Quarter (¼) and running thence East 12 rods, thence North to the South line of the public highway, thence along the South line of said public highway to the Northeast corner of said cemetery lot, thence South along the East line of said cemetery lot to the point of beginning;
also
The North Half (½) of the Southwest Quarter (¼) of Section Thirty-four (34) and the Northwest Quarter (¼) of the Southeast Quarter (¼) of Section Thirty-four (34)
All of the above being in Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5th P. M.

That said R. Edward Baur and Merritt C. Baur are now in complete actual and sole possession of all of said real estate except as may be herein stated. That this affidavit is made from the personal knowledge of the undersigned who is familiar with said real estate, its titleholders and its parties in possession; and is for the purpose of confirming title to the above described real estate under the provisions of Section 614.17 I.C.A., and other statutes relative thereto.

Words and phrases herein, including jurat and marginal entry hereof, shall be construed as in the singular or plural number, and as masculine, feminine or neuter gender, according to the context.

Dated this 28 day of December, 1966.

R. Edward Baur
R. Edward Baur

Merritt C. Baur
Merritt C. Baur Affiant

Subscribed in my presence and sworn to (or affirmed) before me by the said affiant this 28 day of December, 1966.

(NOTARIAL SEAL)

Shirley Keating
Shirley Keating Notary Public in and for said County.

POWER OF ATTORNEY

The undersigned, owner in possession of said property as above stated, hereby directs that this affidavit be filed of record and hereby appoints the County Recorder of the County

wherein said land is situated as the authorized attorney in fact to file same.

R. Edward Baur
R. Edward Baur

Merritt C. Baur
Merritt C. Baur
Owner in Possession

STATE OF IOWA, MADISON COUNTY, SS:

On this 28 day of December, 1966, before me, the undersigned, a Notary Public in and for said County, in said State, personally appeared R. Edward Baur and Merritt C. Baur to me known to be the identical person named in and who executed the within and foregoing instrument, and acknowledged that he executed the same as his voluntary act and deed.

(NOTARIAL SEAL)

Shirley Keating
Shirley Keating Notary Public
in and for said County.

MARGINAL ENTRY

STATE OF IOWA, COUNTY OF MADISON SS:

The undersigned Recorder in and for said County in the State aforesaid, hereby certifies that the foregoing affidavit was filed in the said Recorder's Office by the owner in possession as named in said affidavit or by his attorney in fact as shown by the records and duly recorded and entered on the records thereon the 29 day of December, 1966.

COMPARED

Mary E. Welty, Recorder

Floyd L. Henrichs et al
To
The Public

#3486
Fee $1.50

Filed for record the 30 day of December A.D. 1966 at 2:44 o'clock P. M.
Mary E. Welty, Recorder

AFFIDAVIT OF ADVERSE POSSESSION

In re:

The East Half of the Northeast Quarter (E½NE¼); and the West Half of the Northeast Quarter(W½NE¼); and the Northeast Quarter of the Southeast Quarter (NE¼SE¼); all in Section 36, Township 74 North, Range 26, West of the 5th P.M., Madison County, Iowa

STATE OF IOWA COUNTY OF WARREN) SS.

We, Floyd L. Henrichs and Ivan M. Henrichs, having been first duly sworn on oath, deposed and state that I am the record title owner and the party in actual possession of the real estate above described;

That I and my grantors, immediate and remote, have been in actual, open, adverse and hostile possession to the claim and rights of all persons whomsoever; and that such possession was public, visible, notorious, exclusive, continuous and undisputed, accompanied by payment of all taxes and special assessments thereon since prior to January 1, 1950, all under color of title and claim of right;

That further, no claim of any kind is, or has been, asserted, expressed, filed or recorded which is or was, antagonistic to the possession, rights, claims and title to said present title holder, or his grantors, immediate or remote;

That this affidavit is made in compliance with the provisions of Code Section 614.17 of the Code of Iowa, 1962;

That this affidavit is made in support of the present chain of title to the above described real estate;

That I further hereby request Recorder of Madison County, Iowa, to record, file and index this affidavit as an affidavit of adverse possession.

Dated at New Virginia, Iowa this 19th day of December A.D. 1966.

Floyd L. Henrichs
Floyd L. Henrichs

Ivan M. Henrichs
Ivan M. Henrichs

Subscribed and sworn to before me by the said Floyd L. Henrichs and Ivan M. Henrichs this 19th day of December, A.D. 1966.

NOTARIAL SEAL

F. A. Felton
F. A. Felton Notary Public
in and for Warren County, Iowa
My commission expires July 4, 1969

State of Iowa
Madison County } ss.
I hereby certify that the annexed affidavit was filed by
the owner in possession of the
Lands mentioned therein.
Dated Dec. 30 1966
Mary E. Welty Recorder