Daniel J. Gallery
To
The Public

#699
Fee $ .50

Filed for record the 12 day of January A. D. 1951 at 4:36 o'clock P. M.
Wilma M. Wade, Recorder

AFFIDAVIT

STATE OF IOWA COUNTY OF MADISON : SS

I, Daniel J. Gallery, being first duly sworn, on oath depose and say: That I am a duly authorized and practicing attorney in the City of Winterset, County of Madison, and State of Iowa;

That I am personally acquainted with H. M. Saxton and Leone R. Saxton, lessees in that certain lease made with Hettie G. Wharff and Raymond C. Wharff, as Lessors, dated and filed October 18, 1948, and recorded in C. M. Book 55, page 539, Madison County, Iowa, Records, and that on the date of execution of release and cancellation of said lease on or about August 17, 1949, the said H. M. Saxton and Leone R. Saxton, were husband and wife.

I further state that I was personally acquainted with C. Storrs, against whom L. M. Briggs filed a Mechanic's lien dated Sept. 12, 1934, filed Dec. 5, 1934 in Book 1, page 46, Mechanic's Lien Records, Madison County, Iowa, and that I know of my own personal knowledge that the said C. Storrs had no interest in any part of the property described in said lien, except as tenant.

This affidavit is made at the request, and for the benefit of the present legal holder of title to the west 42 acres of the NW fr'l 1/4 of the NW¼ of Sec. 31, Twp. 76, North, Range 27, West of the 5th P.M., except the highway, all in Madison County, Iowa.

Daniel J. Gallery

NOTARIAL SEAL

Subscribed and sworn to before me this 12th day of January, A. D. 1951.

Cloyde R. Mills Notary Public
in and for Madison County, Iowa.

John L. Buchanan &
Rex Leggett
To
The Public

#712
Fee $ .60

Filed for record the 13 day of January A. D. 1951 at 10:15 o'clock A. M.
Wilma M. Wade, Recorder
Mary E. Welty, Deputy

AFFIDAVIT

State of Iowa Madison County) ss:

I, John Buchanan, and I, Rex Leggett, of said County and State, each being first duly sworn on oath depose and say that we have been residents of Madison County, Iowa, for more than 20 years last past, and during all of said time have lived in the neighborhood of and been familiar with the title, ownership, and occupancy of the W½ SE¼ Sec. 36-75-26, Madison County, Iowa, and we know of our own personal knowledge that Martha Ann Sheets entered into full possession of said real estate on or about Mar. 4, 1939, under and by virtue of the quit claim deed executed by Mary E. Nicholl, recorded in Deed Record 71, page 243, of the records of Madison County, Iowa, and that the said Martha Ann Sheets, and her grantors and predecessors in interest, immediate and remote, for more than 20 years last past, have been in the actual, open, notorious, continuous, adverse, exclusive, uninterrupted and hostile possession, occupancy, and control of all of said real estate and every part and parcel thereof under claim of right and color of title, have occupied the same either by themselves or their tenants claiming under them, have paid the taxes thereon, cultivated and fenced the same, and received the rents, issues, and profits thereof, and that no claim of any kind adverse to the possession of said party has ever been asserted to any of said real estate to our personal knowledge since long prior to Jan. 1, 1930, and that the said Martha Ann Sheets now enjoys peaceable possession thereof.

We further state that wherever in the chain of title to the above described real estate, or in the last will and testament of David Nicholl, deceased, or in the proceedings in the estate of the said decedent, the names Mattie Sheets, Mattie A. Sheets, Martha A. Sheets, or Martha Ann Sheets, appear, they refer to one and the same identical person; and that wherever in said chain of title, said last will and testament, or said estate proceedings,

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 January 13 1951
Wilma M. Wade Recorder

the names Mary Nicholl or Mary E. Nicholl appear, they refer to one and the same identical person, and that she was still single on Mar. 4, 1939; and that wherever in said chain of title, said last will and testament, or said estate proceedings, the names James Nicholl, James A. Nicholls, or James A. Nicholl, appear, they refer to one and the same identical person; and that wherever in said chain of title, or said will or said estate proceedings, the names Robert Nicholl or Robert C. Nicholl appear, they refer to one and the same identical person.

We further state that we are in no way interested in the title to the above described real estate, but make this affidavit at the request of the present owner thereof for the purpose of establishing of record the facts above set forth.

John L. Buchanan
Rex Leggett

NOTARIAL SEAL

Subscribed in my presence and Sworn to before me by the above named affiants this 12 day of January, A. D. 1951.

Rex V. Johnson Notary Public
in and for Madison County, Iowa.

Geo. Butenschoen
To
The Public

#1047
Fee $ .50

Filed for record the 23 day of January A. D. 1951 at 11:00 o'clock A. M.

Wilma M. Wade, Recorder

AFFIDAVIT

State of Iowa County of Scott) ss:

I, Geo. Butenschoen, of said county and state, being first duly sworn on my oath, depose and say that I have been a resident of Scott County, Iowa, for more than 10 years last past, and am well and personally acquainted with the Mary Allen, of Galesburg, Illinois named as a cousin and one of the beneficiaries of Albert Mausnest, late of Scott County, Iowa, deceased, and know of my own personal knowledge that the said Mary Allen never resided in Winterset, Iowa, during the year 1936, and has never been a resident of Madison County, Iowa, and is not the Mary Allen against whom unpaid old age pension taxes for the year 1936 appear in the office of the Treasurer of Madison County, Iowa.

I further state that I am in no way interested in the title to the real estate affected by this affidavit, but make the same at the request of the present owners thereof for the purpose of establishing of record the facts above set forth.

Geo. Butenschoen

NOTARIAL SEAL

Subscribed in my presence and Sworn to before me by the above named affiant this 22 day of January, A. D. 1951.

Wilma Puese Notary Public
in and for Scott County, Iowa.

Forest Spencer
To
The Public

#1059
Fee $ .50

Filed for record the 24 day of January A. D. 1951 at 8:00 o'clock A. M.

Wilma M. Wade, Recorder

AFFIDAVIT

STATE OF IOWA MADISON COUNTY) SS:

I, Forest Spencer, being duly sworn, depose and say: that I am a resident of Madison County, Iowa, and am of legal age; that I am the same Forest Spencer who was Administrator With Will Annexed of the Estate of J. L. Harwood, Deceased, No. 4680 Probate in Madison County, Iowa, District Court; that I was well and personally acquainted with said J. L. Harwood, in his lifetime, and the members of his family; that he had a daughter named Grace May Turner, but no daughter named Geace May Turner, and that the person referred to in the codicil to his last will and testament as "my daughter Geace May Turner," was, and was intended to be, his daughter named Grace May Turner; that I made full and thorough investigation as to the assets and liabilities of said estate, and I know that said J. L. Harwood had no mortgage indebtedness on any real estate of which he died seized other than the mortgage to Union State Bank, of Winterset, Madison County, Iowa, recorded in Mortgage Record 79 of Madison County, Iowa, at Page 567, and that, where in his last will and testa- he states: "(4) There is a mortgage on the land described in the second paragraph hereof in the sum of $1500," he is referring to the balance on the said mortgage to said Union State