made or asserted or attempted to make or assert any claim of right, title or interest in or to said real estate adverse to the right, title and interest of the said Arthur L. Brown and Eva L. Brown, or of their said grantors and predecessors in ownership, therein or thereto.

And I, the said Chas. E. Tucker, specifically state that the lease of said real estate to one Ben Clear mentioned in the warranty deed executed by J. D. Ross and wife to N. W. Benson, of date Mar. 30, 1910, filed for record on July 21, 1910, and recorded in Deed Record 49, at page 614, of Madison County, Iowa, records, has long since been fully terminated. That I at one time owned said real estate as is evidenced by the warranty deed dated Feb. 26, 1927, executed by D. O. Herbert, the then owner thereof, and his wife, which is of record at page 363 of Deed Record 67, of said records, and I definitely know that at that time, such a lease to any person named Ben Clear was not in force, and such a lease to any person named Ben Clear is not in force at this time.

That we, the affiants, have no interest to serve in making this affidavit except to establish of record the facts herein related and to comply with the provisions of Sec. 614.17 of the Code of Iowa, 1950.

Chas. E. Tucker
John C. Beck

Subscribed in my presence and sworn to before me by the said Chas. E. Tucker and John C. Beck, affiants, this 26 day of December, A. D. 1952.

Charles E. Tucker, Jr. Notary Public
within and for Madison County, Iowa.

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Ralph McLees
To
The Public

#33
Fee $1.40
VGH

Filed for record the 3 day of January A. D. 1953 at 9:00 o'clock A. M.
Wilma M. Wade, Recorder

AFFIDAVIT

STATE OF IOWA MADISON COUNTY ) SS:

I, Ralph McLees, being duly sworn, depose and say: that I am a resident of Madison County, Iowa; that I was born in the year 1881 and am now 71 years of age; that I am the son of John McLees and Martha Jane McLees and am the only child of said John McLees and Martha Jane McLees, and that neither said John McLees nor Martha Jane McLees ever adopted any child or children; that from the time of earliest remembrance my father, John McLees, was the owner of the real estate in Madison County, Iowa, described as the Southeast Quarter of the Northwest Quarter, and the South Half of the Southwest Quarter of the Northwest Quarter, of Section 4, Township 75 North, Range 28 West of the 5th P. M., and that he lived on said real estate and was in actual possession thereof until his death in the year 1913; that my father, John McLees, was the owner of real estate in Madison County, Iowa, described as the Northeast Quarter of the Southwest Quarter, of Section 4, Township 75 North, Range 28 West of the 5th P. M., as early as in the year 1892, and owned said real estate and had possession of the same until his death in the year 1913; that my father, John McLees, purchased real estate in Madison County, Iowa, described as East Half of the Southeast Quarter of the Southeast Quarter of the Northeast Quarter, of Section 5, Township 75 North, Range 28 West of the 5th P. M. from John Kirvin and wife in the year 1908, and owned said real estate and was in possession of the same until his death in the year 1913; that after the death of my father, my mother, Martha Jane McLees, and I were in possession of all of said real estate hereinbefore described, and lived on said premises until the death of my mother in 1920; that since the death of my mother I have lived on said real estate hereinbefore described with my family and have maintained my home thereon, and have been in actual, open, notorious, exclusive, continuous, and adverse possession of all of said real estate under color of title and claim of right, as sole owner thereof, and am still in such possession of all of said real estate as sole owner thereof; that neither my father nor my mother left a last will and testament, and no estate

State of Iowa } ss.
Madison County }

I hereby certify that the annexed affidavit was filed by Ralph McLees the owner in possession of the Lands Mentioned therein. Dated January 3 1953
Wilma M. Wade Recorder

was ever probated for either of them, and that both of them were residents of Madison County, Iowa, at the time of death, and both of them died in Madison County, Iowa, and all expenses of the last sickness and burial of each of them were fully paid shortly after such expenses were incurred, and that there are, and were, no unpaid debts left by either of them; that I am the only heir of my father, John McLees, and the only heir of my mother, said Martha Jane McLees, and that I inherited a share of said real estate at the death of my father and that I also inherited all of the interest of my mother in said real estate at her death, and that ever since the death of my mother I have been the sole owner of all of said real estate hereinbefore described, in full and complete ownership, and that I have received all of the income therefrom and have paid the taxes thereon; that I make this affidavit to help establish the facts stated herein.

Ralph McLees

Subscribed in my presence and sworn to before me by said Ralph McLees, this 3rd day of January, 1953.

Daniel J. Gallery Notary Public
in and for Madison County, Iowa.

Wendell D. Mitchell
To
Mrs. Christina E. Mitchell

#109
Fee $3.40 VGH

Filed for record the 6 day of January A. D. 1953 at 11:30 o'clock A. M.
Wilma M. Wade, Recorder

POWER OF ATTORNEY

THE STATE OF TEXAS COUNTY OF BRAZOS ) -

KNOW ALL MEN BY THESE PRESENTS THAT I, A/1c Mitchell, Wendell D., ASN AF 17 325 659, legally domiciled in the city of Winterset, county of Madison, and state of Iowa, now in the active military service of the United States and stationed at Bryan Air Force Base, Texas, being desirous of appointing an attorney-in-fact to act for me on my behalf in all matters in which I have an interest, do hereby nominate, constitute and appoint Mrs. Christina E. Mitchell, of the city of DeSoto, county of Dallas, and State of Iowa, my true and lawful attorney-in-fact, with full power to act in, manage, and conduct all of my estate and all of my affairs, and for that purpose for me and in my name, place, and stead, for my use and benefit, and as my act and deed, to do and execute, or concur with persons jointly interested with myself therein in the going or executing of, all or any of the following acts, deed, and things, that is to say:

(1) To buy, receive, lease as lessee, accept, or otherwise acquire; to sell, convey or mortgage, hypothecate, pledge, quitclaim, or otherwise encumber or dispose of; or to contract or agree for the acquisition, disposal, or encumbrance of; any property whatsoever, as hereinafter defined in the last paragraph of this instrument, or any custody, possession, interest, or think proper; (2) To take, hold, posses, invest, lease, or lot, or otherwise manage any or all of my property, as hereinafter defined in the last paragraph of this instrument, or any interest therein; to eject, remove, or relieve tenants or other persons from, and recover possession of, such property by all lawful means; and to maintain, protect, preserve, insure, remove, store, transport, repair, build on, raze, rebuild, alter modify, or improve the same or any part thereof; (3) To make, do, and transact all and every kind of business of whatsoever kind or nature, including the receipt, recovery, collection, payment, compromise, settlement, and adjustment of all accounts, legacies, bequests, interests, dividends, annuities, demand, debts, taxes, and obligations, or any rebate, refund, or discount thereon, which may now or hereafter be due, owing, or payable by me or to me; (4) To make, indorse, accept, receive, sign, seal, execute, acknowledge, and deliver deeds, mortgages, assignments, agreements, certificates, hypothecations, checks, notes, bonds, vouchers, receipts, and such other instruments in writing of whatever kind and nature as may be necessary, convenient, or proper; (5) To execute in my name and on my behalf all bonds of indemnity, applications, and affidavits which may be required by law or regulation to secure the issuance of duplicates of lost, stolen, or destroyed Treasury