Robert O. Frederick
To
The Public

#1069
Fee $1.40 VGH

Filed for record 3 day of February A. D. 1953 at 1:15 o'clock P. M.
Wilma M. Wade, Recorder

AFFIDAVIT

STATE OF IOWA COUNTY OF MADISON) SS.

I, Robert O. Frederick, being first duly sworn upon oath, depose and say that I have been acquainted with Doyle Johnson and Doris Johnson, the grantees in a certain deed of conveyance from N. Cleo Creger and M. S. Creger dated February 2, 1945, and recorded in Deed Record 79, Page 533 in the office of the County Recorder of Madison County, Iowa, which deed conveyed to the said grantees the following described real estate in Madison County, Iowa, to wit:

Commencing at a point 68 rods North of the Southeast corner of the Northwest Quarter of Section 29, Township 74 North, Range 26, West of the 5th P.M., and running thence South to the Southeast corner of said Northwest Quarter, thence West to the Southwest corner of said Northwest Quarter, thence North 52 rods, thence in a Northeasterly direction to the place of beginning;

that the said Doyle Johnson and Doris Johnson were husband and wife at the date of said deed and are now husband and wife, having continuously lived together as husband and wife at all times herein mentioned; that the aforesaid Doyle Johnson and Doris Johnson are the same persons who, under date of March 1, 1945, executed a real estate mortgage upon the above described real estate to George C. Cooley, said mortgage being recorded in Mortgage Record 95, Page 644 in the office of the Recorder of Madison County, Iowa, and are one and the same persons as Doyle Johnson and Mrs. Doyle (Doris) Johnson, who conveyed the above described real estate to George C. Cooley by deed dated February 25, 1946, recorded in Deed Record 85, Page 383 in the office of the Recorder of Madison County; that I know of my own knowledge that the said Doyle Johnson and Doris Johnson as husband and wife conveyed the above described real estate to George C. Cooley as aforesaid in full satisfaction of the real estate mortgage dated March 1, 1945, recorded in Mortgage Record 95, Page 644 and that said deed was not executed and delivered by the grantors therein as additional security for said mortgage but was given as an absolute conveyance in fee simple. I further know of my own knowledge that said mortgage has been released by George C. Cooley in consideration of said conveyance to him and that the said George C. Cooley went into possession of the above described real estate under said deed and he and his grantees have retained the possession of said real estate since the date of said deed.

That the above and foregoing affidavit is made for the sole purpose of setting out the facts herein contained; that I have no interest whatsoever in said real estate and that said affidavit is made at the request of the record holder of title and that the statements herein contained are true and correct as I verily believe.

Dated this 3rd day of February, A. D., 1953.

Robert O. Frederick
Robert O. Frederick

NOTARIAL SEAL

Subscribed and sworn to before me this 3rd day of February, A. D., 1953.

Wanda Finney Notary Public
in and for Madison County, Iowa.

Lester G. Frey
To
The Public

#1237
Fee $1.00 VGH

Filed for record the 10 day of February A. D. 1953 at 3:40 o'clock P. M.
Wilma M. Wade, Recorder

AFFIDAVIT

STATE OF IOWA COUNTY OF MADISON) SS

I, Lester G. Frey, being first duly sworn on oath depose and say that I am one of the present holders of the record title and in possession of the following described real estate, to-wit:

The West 2/3 of Lot 3, Block 25 of the Original Town Plat of Winterset, Iowa,

having obtained title to part of this property by warranty deed dated May 17, 1944, recorded in Book 29, Page 604 of Madison County, Iowa, records, and having obtained title to the

balance of this property as a tenant in common with my wife, Marguerite B. Frey, by warranty deed dated October 10, 1941, recorded in Book 29, Page 196 of Madison County, Iowa, records, and I further state that I and my grantors, immediate and remote, have been in open, actual, continuous, notorious adverse possession of said premises under claim of right and color of title and held the chain of title to said property since prior to January 1, 1940, and that no claim of any kind adverse to the possession and ownership of the said parties aforementioned is now pending or has been asserted or made as to any of the above property nor against any of the owners or occupants thereof since prior to January 1, 1940.

I authorize the Recorder of Madison County, Iowa, to file this affidavit in my behalf.

Lester G. Frey

NOTARIAL SEAL

Subscribed and sworn to before me this 10th day of February, 1953.

H. C. Fosher Notary Public
in and for Madison County, Iowa.

State of Iowa } ss.
Madison County }

I hereby certify that the annexed affidavit was filed by _____ the owner in possession of the lands Mentioned therein. Dated February 10 1953
Wilma M. Wade Recorder

Don Savery To The Public — #1249 — Fee $ 2.00 — VGH

Filed for record the 11 day of February A. D. 1953 at 10:35 o'clock A. M.
Wilma M. Wade, Recorder

AFFIDAVIT OF ADVERSE POSSESSION

STATE OF IOWA COUNTY OF CASS) SS

DON SAVERY, being first duly sworn upon his oath deposes and states that he is a resident of Cass County, Iowa, and has been for over forty years; that he was well and personally acquainted with William B. Stoskopf and Alice L. Stoskopf, now deceased, who took title to--

The Northwest Quarter (NW¼) of the Southwest Quarter (SW¼), and the Southwest Quarter (SW¼) of the Northwest Quarter (NW¼), (except a tract thirty feet square in the Northwest corner thereof), and the Northwest Quarter (NW¼) of the Northwest Quarter (NW¼), (except the West thirty feet thereof), all in Section Thirty (30), Township Seventy-five (75), North, Range Twenty-eight (28), West of the Fifth P. M., and also the East fifteen feet of the Northeast Quarter (NE¼) of the Southeast Quarter (SE¼), and the East fifteen feet of the Southeast Quarter (SE¼) of the Northeast Quarter (NE¼), (except the North thirty feet thereof), all in Section Twenty-five (25), Township Seventy-five (75), North, Range Twenty-nine (29), West of the Fifth P.M., in the County of Madison, State of Iowa, containing in all 92.50 acres more or less;

The Southwest Quarter (SW¼) of the Northwest Quarter (NW¼) and the West Half (W½) of the Southwest Quarter (SW¼) in Section Twenty-one (21), Township Seventy-four (74), North, Range Twenty-seven (27), West of the Fifth P. M., in the County of Madison, State of Iowa, containing 120 acres more or less;

The West Half (W½) of the Southwest Quarter (SW¼) in Section Twenty-four (24), Township Seventy-four (74), North, Range Twenty-six (26), West of the Fifth P.M., in the County of Madison, State of Iowa, except 1.75 acres of Railroad right-of-way, containing 78.25 acres more or less.

under the Last Will and Testament of LuElla Stoskopf, deceased, which Will was probated for Ancillary purposes in the County of Cass and State of Iowa and known upon the official records of said County as Probate No. 5724;

That the said Don Savery is familiar with the above described chain of title and the present record owner in possession, Allan B. Hussander, Trustee, together with his grantors, immediate or remote, and their predecessors in title and that he knows of his own personal knowledge that the present record owner in possession of said real estate, and his predecessors in title, LuElla Stoskopf, William B. Stoskopf and Alice L. Stoskopf, is and has been in actual, open, quiet, peaceable, hostile, undisturbed, notorious, visible, continuous, undisputed, exclusive and adverse possession of said real estate above described under a record chain of title and under color of title and claim of right during all the times since January 1, 1940, and for many years prior thereto; that no claim of any kind

State of Iowa } ss.
Madison County }

I hereby certify that the annexed affidavit was filed by _____ the owner in possession of the lands Mentioned therein. Dated February 11 1953
Wilma M. Wade Recorder