

Recorded this 18th day of November A. D. 1938, at 8:30 o'clock A. M.

*T. J. Jones*  
Recorder.

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8820. Iowa City Produce Co. to Geo W. Kanak and Evelyn A. Kanak. Warranty Deed. Recording fee ✓ 70  
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KNOW ALL MEN BY THESE PRESENTS:

That Iowa City Produce Company by F. W. Kemmerle, President, and E. A. Feeney, Secretary and Treasurer, of the Johnson County, State of Iowa, for and in consideration of One Dollar and other valuable considerations Dollars, to it in hand paid by Geo. W. Kanak and Evelyn A. Kanak of Johnson County, State of Iowa, has granted, sold and conveyed, and by these presents does grant, sell and convey unto the said Geo. W. Kanak and Evelyn A. Kanak, husband and wife jointly with the right of survivorship and not as tenants in common all that certain premises situate in Johnson County, State of Iowa, and described as follows, to-wit:

All of Lot Six (6) in Block Fifty-Eight (58) in Iowa City according to the recorded plat thereof, except the East five and three tenths (5 3/10) feet thereof.

Five Dollars in Federal Revenue stamps affixed and cancelled.  
TO HAVE AND TO HOLD the above described premises, together with all and singular the rights and appurtenances thereunto in anywise belonging unto the said GEO. W. KANAK AND EVELYN A. KANAK their heirs and assigns forever,

And it hereby bind its heirs, executors, and administrators, to warrant and forever defend, all and singular, the said premises unto the said GEO. W. KANAK AND EVELYN A. KANAK their heirs and assigns, against every person whomsoever, lawfully claiming or to claim the same or any part thereof.

Witness our hands this 25 day of September A. D. 1938  
(Corporate seal) IOWA CITY PRODUCE COMPANY  
By F. W. Kemmerle President  
E. A. Feeney Secretary-Treasurer

STATE OF ARIZONA, County of Pima ss.

Before me, James J. Silver, a Notary Public in and for the County of Pima State of Arizona, on this day personally appeared F. W. Kemmerle, President of the Iowa City Produce Co. known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he as president of the Iowa City Produce Company executed the same for the purpose and consideration therein expressed.

Given under my hand and seal of office this 25 day of September A. D. 1938.  
(seal) James J. Silver Notary Public  
My commission expires Aug. 28 1939.

CERTIFICATE OF MAGISTRACY

STATE OF ARIZONA, County of Pima ss.

I, Lenna H. Burges, Clerk of the Superior Court of the State of Arizona, in and for the County of Pima, which is a court of record, having a seal, do hereby certify that James A. Silver whose name is subscribed to the certificate of the proof or acknowledgment of the annexed instrument and thereon written was, at the time of taking such proof or acknowledgment, a notary public in and for said county, residing therein, duly commissioned and sworn, and authorized by the laws of the State of Arizona to take acknowledgments or proofs of deeds or conveyances for lands, tenements or hereditaments in said state, to be recorded therein. And further that I am well acquainted with the handwriting of said notary public, and verily believe the signature to said certificate of proof or acknowledgment is genuine. The seal of said officer is not required by law to be filed in this office.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the seal of said Superior Court, on this 26th day of September, 1938.  
(seal) Lenna H. Burges  
Clerk of the Superior Court of the State of Arizona, in and for the County of Pima.

STATE OF ILLINOIS County of Cook ss.

Before me Helen Metcalf, a Notary Public in and for the County of Cook State of Illinois on this day personally appeared E. A. Feeney, Secretary-Treasurer of the Iowa City Produce Co. known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he as Secretary-Treasurer of the Iowa City Produce Co. executed the same for the purpose and consideration therein expressed.

Given under my hand and seal of office this 5 day of October, A. D. 1938,  
(seal) Helen Metcalf Notary Public.  
My commission expires Feb. 23, 1941

Recorded this 19th day of November A. D. 1938, at 10:00 o'clock A. M.

*T. J. Jones*  
Recorder.

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8910. Security Finance Company as Trustee, to Harry G. and Gould Lowrey Barnes. Warranty Deed. Recording fee ✓ 1.00  
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KNOW ALL MEN BY THESE PRESENTS:

That Security Finance Company, as Trustee, of Johnson County, State of Iowa, in consideration of the sum of One Dollar and other good and valuable consideration in hand paid by Harry G. Barnes and Gould Lowrey Barnes of Johnson County, State of Iowa, do hereby sell and convey unto the said Harry G. Barnes and Gould Lowrey Barnes as joint tenants with right of survivorship and not as tenants in common, and to their heirs and assigns, the following described premises, situated in the County of Johnson and State of Iowa, to-wit:

Lot Seven (7) of Capitol View Subdivision of all of Block Thirteen (13) of Manville' Addition to Iowa City, Iowa, except the East Sixty (60) feet thereof according to the plat thereof recorded in Plat Book 3, page 389 of the Plat Records of Johnson, Iowa, together with the right to use in common with the other owners of lots in said subdivision, the street or driveway shown on said plat as Rowland Court subject, however, to a right of way under and across said premises for a sewer as shown on said plat of Capitol View; said sewer to be used by the grantor, its successors and assigns and by all owners of lots in said subdivision subject, however, to the right of the grantor, its successors and assigns to repair and maintain said sewer for the benefit of the owners of lots in said sub-division.  
One Dollar in Federal Revenue stamps affixed and cancelled.

This deed is executed and delivered by the grantor and accepted by the grantees subject to all of the following reservations, conditions, provisions and restrictions, to-wit:

- 1. The grantees, their heirs or assigns will not erect or permit to be erected upon the said lot hereby conveyed, and dwelling house costing less than \$5000.00.
- 2. The grantees will not at any time hereafter erect any building other than a dwelling house, garage or other necessary outbuilding upon the said lot herein conveyed or any part thereof and only one dwelling shall be erected upon the said lot herein conveyed or any part thereof.
- 3. The grantees will not use any building to be erected upon said lot of land herein conveyed or any part thereof for any other purpose than that of a private dwelling house.
- 4. The grantees shall not at any time hereafter erect a dwelling house, the front

line of which is situated closer than ten (10) feet to the front lot line.

5. No hogs, cattle, horses, sheep or other livestock or poultry shall be kept, raised, or maintained on the premises hereby conveyed.

6. Whereas, said Capitol View Sub-division has been platted for the sole and exclusive use and benefit of the Gentile people of the Caucasian Race, it is hereby made a part of this condition and a consideration of this transfer that no part of the lot herein conveyed shall be sold, owned, leased, used or occupied when used in the capacity of servants or helpers and in the event of any such transfer, lease, rental or use, said property herein conveyed shall revert to the grantor, its successors or assigns, without process of law or equity.

All of the above reservations, provisions, conditions and restrictions shall be binding upon the grantees herein named, their heirs, successors and assigns as covenants running with the land,

The grantor, its successors and assigns, shall have the right to keep and maintain the sewer hereinbefore referred to for the convenience of the other portions of said Block Thirteen (13) as well as for the benefit of the premises hereby conveyed, but the grantor assumes no obligation to maintain and repair said sewer.

And grantor does hereby covenant with the said grantees, their successors and assigns, that it is lawfully seized of said premises; that they are free from encumbrance except as hereinbefore set out; that it has good right and lawful authority to sell and convey the same; said grantor hereby covenants to warrant and defend the said premises against the lawful claims of all persons whomsoever; and the said grantor aforesaid does hereby relinquish all contingent rights which it has in and to the said described premises.

Signed this 15 day of November, 1938.  
(Corporate seal)

SECURITY FINANCE COMPANY, as Trustee.  
By A. A. Welt President  
By F. Marjorie Anderson Secretary.

STATE OF IOWA COUNTY OF JOHNSON SS:

On this 15 day of November, 1938, before me, the undersigned, a notary public in and for said county, personally appeared A. A. Welt and F. Marjorie Anderson, each of whom are personally known to me, and each of whom by me severally sworn on oath for himself did say that the said A. A. Welt is President and the said F. Marjorie Anderson is Secretary of the said Security Finance Company (Incorporated) of Johnson County, Iowa, and the seal affixed to the above said instrument is the corporate seal of said corporation, and that the foregoing instrument was signed and sealed in behalf of the said corporation, as Trustee by authority of its board of directors, and the said A. A. Welt as President and F. Marjorie Anderson as Secretary did severally acknowledge the execution of said instrument to be the voluntary act and deed of the said Corporation as such Trustee.

WITNESS my hand and seal the day and date last above written.  
(seal) Floyd P. Brant

Notary Public in and for Johnson County, Iowa.

Recorded this 23rd day of November, A. D. 1938, at 4:00 o'clock P. M.

*R. Jones*  
Recorder.

8982. Arthur E. Boss and wife et al to Earl and Bertha Calta. Warranty Deed. Recording Fee. 60

KNOW ALL MEN BY THESE PRESENTS:

That Arthur E. Boss and Alice Boss, his wife; Edith DeFrance, formerly Edith Boss and Theodore DeFrance, her husband; Helen Cohenour, nee Boss and Willis Cohenour, her husband and Rosa E. Boss, widow and mother and sole and only heir at law of Ethel Boss, one of the four original surviving heirs at law of Herbert E. Boss, who died intestate in Johnson County, Iowa, on or about April 24th, 1933, all of Johnson County, State of Iowa, in consideration of the sum of One Dollar (\$1.00) and other valuable consideration in hand paid by Earl Calta and Bertha Calta of the County of Johnson State of Iowa, do hereby sell and convey unto the said Earl Calta and Bertha Calta and to their heirs and assigns, the following described premises, situated in the County of Johnson and State of Iowa, to-wit:

The West Half (W<sup>1</sup>/<sub>2</sub>) of Lot Five (5) in Block Thirty-three (33), in East Iowa City, an Addition to Iowa City, Iowa, according to the Recorded plat thereof.

And we do hereby covenant with the said grantee, that we are lawfully seized of said premises, that they are free from encumbrance; that we have good right and lawful authority to sell and convey the same; we do hereby covenant to warrant and defend the said premises against the lawful claims of all persons whomsoever, and we, the said grantors aforesaid, hereby relinquish all contingent rights, including right of dower, which we have in and to the said described premises.

Signed this 26th day of April A. D. 1934.

Arthur E. Boss  
Edith DeFrance  
Helen Cohenour  
Rosa E. Boss

Alice Boss  
Theodore DeFrance  
Willis Cohenour

Fifty cents in Federal Revenue stamps affixed and cancelled.

STATE OF IOWA JOHNSON COUNTY SS:

On this 26th day of April 1934, before me, the undersigned, a Notary Public, in and for said Johnson County, Iowa, personally appeared Arthur E. Boss and Alice Boss, his wife; Edith DeFrance, formerly Edith Boss, and Theodore DeFrance; Helen Cohenour nee Boss and Willis Cohenour, her husband and Rosa E. Boss, widow, and mother and sole and only heir at law of Ethel Boss, one of the four original surviving heirs at law of Herbert E. Boss, now deceased, to me personally known to be the identical persons whose names are affixed to the foregoing as Grantors and acknowledged the execution of the same to be their voluntary act and deed.

WITNESS my hand and Notarial Seal, the date last above written.  
(seal) E. P. Korab

Notary Public in and for Johnson County, Iowa.

Recorded this 28th day of November A. D. 1938, at 3:10 o'clock P. M.

*R. Jones*  
Recorder.

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