



This Indenture, Made this 16th day of April

in the year of our Lord one thousand nine hundred and forty six

BETWEEN SELMA MAGNUSEN, a widow

party of the first part, and WARREN L. CHRISTOPHER AND WALBORG M. CHRISTOPHER, husband and wife as tenants by the entirety an undivided one half interest and HERBERT A. CHRISTOPHER AND ANNA M. CHRISTOPHER, husband and wife as tenants by the entirety an undivided one half interest Harbert, Michigan parties of the second part,

Witnesseth, That the said party of the first part, for and in consideration of the sum of Ten Dollars and other valuable considerations Dollars, to her in hand paid by the said parties of the second part, the receipt whereof is hereby confessed and acknowledged, do es by these presents grant, bargain, sell, remise, release, alien and confirm unto the said parties of the second part, and their heirs and assigns, FOREVER, all that certain piece or parcel of land situate and being in the Township of Chikaming County of Berrien and State of Michigan, and described as follows, to-wit:

All that part of the West Twenty (20) Acres of the North Thirty (30) Acres of the Northeast Quarter of the Northeast Quarter of Section Ten (10), Township Seven (7) South, Range Twenty (20) West, Chikaming Township, Berrien County, Michigan which is described as beginning at a point on the North line of Said Section that is Four Hundred Forty and Three tenths (440.3) Feet West of the Northeast corner of said Section. Thence West Eight hundred eighty and seven tenths (880.7) Feet to the Northwest corner of said Northeast Quarter of the Northeast Quarter, Thence South 0° 06' East along the West line of said Quarter Nine hundred ninety (990) Feet Thence North 89° 58' East Four hundred eighty three and Forty hundredths (483.40) Feet along South line of the North Thirty (30) Acres of said Quarter, Thence North Two hundred ninety four and sixty two hundredths (294.62) Feet Thence North 89° 58' East Two hundred seventy four and Fifty four hundredths (274.54) Feet to a point on the westerly line of Highway U.S. 12, Thence North 19° 42' East along Westerly line Three hundred Sixty and thirty three hundredths (360.33) Feet Thence North 00° 02' West Three hundred fifty six (356) Feet to the place of beginning Containing 16.85 Acres of land more or less

106-18, 183



Together with all and singular the hereditaments and appurtenances thereunto belonging or in anywise appertaining: To Have and to Hold the said premises, as herein described, with the appurtenances, unto the said parties of the second part and to their heirs and assigns, FOREVER. And the said Selma Magnusen

party of the first part, for her heirs, executors and administrators, do es covenant, grant, bargain and agree to and with the said parties of the second part their heirs and assigns, that at the time of the ensailing and delivery of these presents she is well seized of the above granted premises in fee simple; that they are free from all incumbrances whatever

and that she will, and her heirs, executors, administrators shall Warrant and Defend the same against all lawful claims whatsoever,

In Witness Whereof, The said party of the first part has hereunto set her hand and seal the day and year first above written.

Signed, Sealed and Delivered in Presence of

Selma Magnusen (L.S.)

Selma Magnusen

St. Joseph, Mich. 4-25-46

Clarence J. Peck

I HEREBY CERTIFY that there are no tax liens or titles held by the State or township or village described in the above instrument or titles held by individuals on the 16 day of April 1946, and that the taxes for said period of years are paid, as shown by the records of this department.

Edith Odman

This certificate does not apply to taxes of any kind in excess of (1/16) of a town or village collecting officers.

7337

County of Berrien

STATE OF MICHIGAN, } ss.

COUNTY OF Berrien

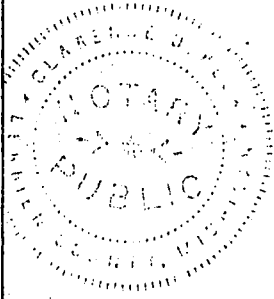
On this 16th day of April in the year one thousand nine hundred and forty six before me, A Notary Public in and for said County personally appeared Selma Magnusen, a widow

to me known to be the same person described in and who executed the within instrument, who she acknowledged the same to be her free act and deed.

Clarence J. Peck

Notary Public, Berrien County, Michigan.

My commission expires Nov. 2nd 19 46



- 1. Where conveyance is made to Corporation or Partnership, the following may be inserted, "its successors", and draw a line through the word "heirs."
2. See Act No. 179, of the Public Acts of 1941, requiring the address of each of the Grantees in each Deed of Conveyance or Assignment of Real Estate, including the Street Number, where such Numbers are in common use, or, if not, the Post-office addresses shall be legibly printed, typewritten, or stamped in such instrument.
* PRINT, TYPEWRITE OR STAMP names of persons executing this instrument, also names of the Witnesses and Notary Public immediately underneath such signatures.

Twp. of Chikaming

1001

WARRANTY DEED TYPEWRITER SHORT FORM

Selma Magnusen

TO

Warren L. Christopher et als

REGISTER'S OFFICE, COUNTY OF Berrien, ss.

This instrument was presented and received for record this 26th day of April A. D. 19 46 at 10:55 o'clock A. M., and recorded in Liber 425 of Deeds, on page 107, as a proper certificate was furnished in compliance with Section 3531, Compiled Laws of 1929, as amended by Act 261, P. A. of 1931

Register of Deeds

4441 Twp. Chik