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John Carroll
To
Allen Major

Know all men by these presents that we John Carroll
and Margaret Elizabeth Carroll wife of said
John Carroll of the County of Mills State of Iowa
in consideration of the sum of ~~one~~ hundred
Dollars in hand paid by Allen Major of Madison

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County State of Iowa have bargained and sold and do hereby grant
bargain and sold and convey unto the said Allen Major his heirs and as-
signs forever the following premises situate in the County of Madison and
State of Iowa (and the North East fractional quarter of Section Twenty five, 25,
in Township Twenty Six, North of Range Twenty Six, West and also the
North half of the South East fractional quarter of Section Twenty five in
Township Twenty Six, North of Range Twenty Six, West to have and to
hold said premises with the appurtenances unto the said Allen Major
his heirs and assigns forever and the said John Carroll for himself
and heirs and assigns that he is lawfully seized of said premises
aforesaid that the premises are free and clear from all incumbrances
whatsoever and that he will forever warrant and defend the same
with the appurtenances unto the said Allen Major his heirs and
assigns against the lawful claims of all persons whomsoever.
In testimony whereof the said John Carroll and Margaret Eliza-
beth Carroll have hereunto set their hands and seals the 30th day
of November in the year of our Lord one thousand eight hundred
and Fifty four
Attest
William M. Phipps

John^{his} Carroll
Margaret Elizabeth Carroll

the State of Iowa Mills County } ss
Before me William G. Wiatt a Justice of the peace in and
for said County personally appeared the within named John
Carroll and Margaret Elizabeth his wife and acknowledged
the signing and making of the within conveyance to be their
voluntary act and deed and the said Margaret Elizabeth
being at the same time examined by me separately and apart
from her said husband and the contents of said instrument
made known to her by me she then declared that she did
voluntarily sign said and acknowledged the same and
that she is still satisfied therewith this 30th day
of November 1854. William G. Wiatt
Justice of the peace
Filed and Recorded
January the 17th 1855
Ed Berger Recorder