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3520 p

# Stamp attached

G. W. Rutledge and Nancy Rutledge } Know all men by these  
 D. Deed } Presents that G. W.  
 Theodore Cox Guardian } Rutledge and Nancy  
 G. Rutledge of the County

of Madison and State of Iowa in consideration of the sum  
 of Seven Hundred and Fifty dollars in hand paid do  
 hereby sell and convey unto Theodore Cox of said County  
 and State as the Guardian of William and Oliver James  
 minor heirs of Aunty James Deed all our right title and  
 interest in and to the following described Real Estate  
 situate in said County of Madison but commencing  
 Twenty Rods North of the South East Corner of the West half  
 of the North East quarter 1/4 of Section Twenty nine, 29,  
 Township Seventy Six, 76, North of Range Twenty Seven, 27,  
 West of 5th P.M. Iowa thence running West One hun-  
 dred and sixty Rods to the West line of the East half, 1/2.

of the North West quarter, 1/4, of said section Twenty nine  
 29 Thence North Seventy Rods and Fifteen links to the North  
 West corner - which corner is seven links from a black  
 hickory tree, which bears from the corner South five and  
 a half degrees east and from a certain other hickory  
 tree Twenty nine links bearing South Forty Five and a half  
 degrees east thence east Forty Rods thence South Forty rods  
 thence East One Hundred and Twenty Rods to the East  
 line of the West half of the North West quarter 1/4 of said  
 section Twenty nine. Thence South to the place of begin-  
 -ing - said described lands comprising and being  
 the dower of the said Nancy G Rutledge formerly Nancy  
 G James widow of the said Amos James dec'd in all  
 the Real Estate of said Amos James dec'd as set apart  
 to her from said Estate by referees duly appointed for that  
 purpose. In witness whereof we have hereunto set our  
 hands this 24th day of December AD 1863

G M Rutledge  
 Nancy G Rutledge

State of Iowa

Madison County On this 24th day of December AD  
 1863 before me County Judge in and

for said county personally came G M Rutledge and  
 Nancy G Rutledge his wife personally known to be  
 the identical persons whose names are affixed to the  
 above deed as grantors and acknowledged the same to be  
 their voluntary act and deed for the purposes therein mentioned.

In testimony whereof I have hereunto set my hand and affixed  
 the seal of said county the day and year last above written

Deed

Levin Mayo  
 County Judge

Filed for Record Dec 31st 1863 at 12 o'clock M