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James F. Ward }
 To }
 John S. Todd }
 Know All Men by these Presents. That we
 James F. Ward and Elizabeth A. Ward wife
 of said James F. Ward of Madison County and
 State of Iowa in consideration of the sum of Eight hundred and
 fifty Dollars in hand paid by John S. Todd of Madison County and
 State of Iowa to wit: the East one third ($\frac{1}{3}$) of Lot number four (4)
 in Block number twentyfour (24) in the Original town plat of
 the City of Winterset, Except two (2) feet the entire length thereof
 on the west Side of the same leaving the part herein and hereby
 conveyed twenty (20) feet wide and one hundred and thirtytwo (132)
 feet long And we hereby covenant with the said John S. Todd
 that we hold said premises by good and perfect title that we
 have good right and lawful authority to sell and convey the
 same, that they are free and clear of all liens and incumbrances
 whatsoever. And we covenant to warrant and defend the said
 premises against the lawful claims of all persons whomsoever
 And the said Elizabeth A. Ward hereby relinquishes her right of dower
 in and to the above described premises
 Signed this 17th day of May A.D. 1864.

James F. Ward
 E. A. Ward

{ No Revenue Stamp is attached
 Cancelled May 17, 1864. J. F. W. & E. A. W. }

{ State of Iowa }
 County of Madison }
 On this Seventeenth day of May A.D. 1864
 before me Jno Leonard a Notary Public
 within and for said County, personally came
 James F. Ward and Elizabeth A. Ward his wife personally to me known
 to be the identical persons whose names are affixed to the above
 Instrument as Grantors and acknowledged the same to be their
 voluntary act and deed for the purposes therein expressed
 In Testimony Whereof, I have hereunto subscribed my name and
 affixed my official Seal at Winterset in said County on the
 date last above written

Jno Leonard
 Notary Public
 Madison County Iowa

Filed for Record on this 17th day of May A.D. 1864 at 4 1/2 O'clock P.M.
 R. A. Little Recorder
 E. L. Perkins Deputy