

⑧ §
#424

R A Stitt, Guardian
To { Deed
Chas A Gaskill

To all to whom the presents
shall come know ye that

R A Stitt of Madison County
State of Iowa Guardian of the property of Winfield
S Kelly minor heir of Alfred Kelly sends greeting
whereas the said R A Stitt Guardian as aforesaid
heretofore to wit at the November session A D
1865 of the county court of Madison County and State
of Iowa made application to the said court to sell certain
hereinafter described Real estate and whereas notice
of said application was duly and personally served
upon said minor according to law and whereas
also at the said November term A D 1865 of said County
Court the said R A Stitt in his capacity of Guardian
afore said was ordered and empowered to sell
said Real Estate And where as also The said
Guardian has given the Bond with sureties required
by law And whereas also The said Guardian has
sold the Real Estate herein after described being all
of the said Real Estate which the said Guardian was
empowered to sell by said order of said County Court
to Chas A Gaskill of Madison County in the State of
Iowa for the sum of Two Hundred Dollars Now therefore
know ye That I the said R A Stitt in my capacity of
Guardian as aforesaid by virtue of the authority vested in
me by said County Court and in pursuance of the
said order of said Court in consideration of the said
sum of Two Hundred Dollars to me paid by the said
Chas A Gaskill the receipt whereof I hereby acknowledge
do by these presents grant bargain sell and convey unto
the said Charles A Gaskill and to his heirs and
assigns forever the following described tracts of Real
Estate lying and being situated in the County of
Madison and State of Iowa to wit The undivided one
third part of Lot number six 6 in Block number
Ten (10) original plat of the City of Winterset To have
and to hold the said described premises unto the said
Chas A Gaskill his heirs and assigns forever And
I the said R A Stitt for myself my executors and
administrators do hereby covenant with the said
Chas A Gaskill his heirs and assigns that in making
the said sale I have in all things observed and complied
with all the requisitions of the law and that
as Guardian as aforesaid I will warrant and

defend the above granted premises to the said Chas
 A Gaskill against the lawful claims of said minor
 and all persons claiming or to claim the same by
 through or under him In testimony whereof
 I have herunto set my hand and seal this 25th
 day of November AD 1865

W D Rev St 50 cts
Nov 25th 1865

R A Stitt

Guardian as aforesaid

State of Iowa

County of Madison

Be it remembered that on
 the 25th day of Nov AD 1865
 before the undersigned N W Carretson a county
 Judge in and for said county personally appeared
 R A Stitt Guardian &c as stated in the foregoing
 deed to me personally known to be the identical
 person whose name is affixed to the foregoing deed
 as Grantor and Guardian and acknowledged the
 said instrument to be his voluntary act and
 deed In testimony whereof I have herunto
 set my hand and affixed my official seal the
 date above written

[Signature]

N W Carretson
 Judge of Madison County
 Iowa

State of Iowa } ss
 Madison County }

In the County Court of
 said county The above and fore-
 going deed of conveyance executed by R A Stitt
 Guardian &c as stated therein to Chas A Gaskill
 being by the said Guardian this day returned
 into court for approval and it appearing to
 the court that the said Guardian has complied
 with all the requirements of law and of
 this court in making such sale and conveyance
 it is now here ordered that the said sale and
 the above conveyance to the same are hereby
 expressly approved Witness N W Carretson
 Judge of said court and county and the
 Seal thereof hereto affixed at his office the
 25th day of Nov AD 1865

[Signature]

N W Carretson
 Judge of said court

Filed for Record Dec 25th 1865 at 10¹/₂ o'clock A.M.
 O. A. Moser Recorder