

DEED RECORD.

James McClelland & wife
WARRANTY DEED.
William A. Richardson

Filed for record the 11th day of April A. D. 1865, at 1 o'clock, P. M.

O A Moser
Recorder, Madison County, Iowa.

By Deputy.

476
Carter, Hussey & Curl, Printers, Des Moines, Iowa.

Know all Men by these Presents, That We James McClelland and Mary J. McClelland of ~~Madison~~ Warren County and State of Iowa in consideration of the sum of Four Hundred ¹⁰⁰ Dollars, in hand paid, by William M. Richardson of Warren County, and State of Iowa do hereby **Sell and Convey**, unto the said

William M. Richardson the following described premises, situate in the County of ^{Warren} Madison, and State of Iowa, to-wit: The West half of the South East quarter of Section Twenty Eight "28", and beginning at the North East corner of the North East quarter of the South West quarter of Section Twenty eight "28" thence West 29 1/2 rods, thence South 27 1/2 rods, thence East 29 1/2 rods, thence North 27 1/2 rods. to the place of beginning, all in Township Seventy-five "75" North; of Range Twenty five "25" West. And the North one fourth of the South West quarter of the South West quarter of Section Fifteen, in Township Seventy-five "75" North; of Range Twenty-six West of the 5th P. M. Iowa

And We hereby covenant with the said William M. Richardson that We hold said premises by ^{title} ~~good~~ in fee simple ~~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 Mary J. McClelland hereby relinquishes her right of dower in and to the above described premises.

Signed this Tenth day of April A. D. 1865.

IN PRESENCE OF

D B Dillman

P M Davis

James McClelland
Mary J. McClelland

STATE OF IOWA,

Madison County.
Warren

On this Tenth day of April A. D. 1865, before me David B. Dillman a Justice of the Peace within and for said County, personally came James McClelland and Mary J. McClelland personally to me known to be the identical person whose name is affixed to the above Instrument as grantor, and he 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 My Office on the date last above written.

US Rev St 6 cts
D B Dillman
April 12th 1865

David B. Dillman
Justice of the Peace

US Rev St. 50 cts.
J McClelland
April 10th 1865