

Q J.
#76

Nathaniel W. Richmond & ux
Yo } Deed
Benjamin L. Bivin

Know all Men by these presents,
That, we Nathaniel W. Richmond
& Sarah Ann his wife of Cass County

State of Iowa, in consideration of the sum of Five hundred dollars, in hand paid, do hereby sell and convey unto Benjamin L. Bivin and Lovy Bivin of Madison County, and State of Iowa, the following described premises, to-wit; The East half of the South East of Section Seven (7). Also West half of the South West of Section 8, Also North half of the South half of the North East 1/4 of the North East 1/4 of Section Seventeen (17) in Township 74 North of Range 28 West, Containing One hundred and seventy acres more or less according to government survey. And we do hereby covenant to warrant and defend the said premises against the lawful claims of all persons whomsoever; and the said Sarah Ann Richmond hereby relinquishes all her right of dower in and to the above described premises; Signed this 12th day of February A D 1864. In presence of

Joseph Turner
Hannah Turner

US Rev. St 50 cts.
NWR Feb 12th 1864

Nathaniel W. Richmond
Sarah Ann Richmond

State of Iowa } ss
Cass County }

On this 12th day of February A D 1864, before me a Justice of the Peace in and for said County, personally came Nathaniel W. Richmond & Sarah Ann his wife, personally to me known to be the identical persons whose names are affixed to the above Instrument and acknowledged the same to be their voluntary act and deed. Witness, my hand and Official seal, done at my Office on the date last above written
Joseph Turner Justice of the peace

State of Iowa } ss
Cass County }

I, William Waddell Clerk of the District Court in and for the County and State above named, do hereby Certify that Joseph Turner Esq., before whom the foregoing acknowledgment was made, and who has thereto signed his name, was, at the time of so doing a Justice of the peace in and for the County and State above named, duly Elected and qualified according to law, that all his Official acts are entitled to full faith and credit, and that his signature thereto is genuine. In testimony whereof, I have hereunto signed my name and affixed my Official seal, this 23rd day of August A D 1864

"SS"

US Rev St. 5 cts
WW Aug 23rd 1864

William Waddell
Clerk of District Court

Filed for Record March 23rd 1865 at 10 1/2 Clock A M
O. A. Moser Recorder