

DEED RECORD.

A. Ballentine

Filed for record the 1st day of April A. D. 1865, at
12 o'clock, — M.

~~WARRANT DEED.~~
Mortgage
Benjamin Clayton

O. A. Moser

Recorder, Madison County, Iowa.

898

By _____ Deputy.

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

Know all Men by these Presents, That I, Alexander Ballentine

of Madison County and State of Iowa in consideration of the sum of
Two Hundred Dollars, in hand paid, by
Benjamin Clayton of Dallas County, and State of
Iowa do hereby **Sell and Convey**, unto the said Benjamin
Clayton

the following described premises, situate in the County of Madison, and State of Iowa, to-wit:
South half of the North East quarter of Section
Thirty six, Township Seventy seven, Range Twenty seven.

This conveyance to be void on condition that the said
Ballentine and H. J. Ballentine shall well and truly pay
to said Clayton his certain promissory Note executed
by said Ballentine to said Clayton on the 20th day of
December 1864, calling for the payment one year from
said date with ten per cent interest of One hundred and
Sixty nine dollars — Otherwise to be in full force and
virtue

And I hereby covenant with the said Benjamin Clayton
that I hold said premises by good
and perfect title, that I have good, right, and lawful authority, to ~~sell and convey~~ ^{Mortgage} the same: that
they are free, and clear of all liens and incumbrances whatsoever. And I covenant to warrant
and defend the said premises against the lawful claims of all persons whomsoever; and the said
hereby relinquishes her right of dower in and to the above
described premises.

Signed this Thirty first day of March A. D. 1865.

IN PRESENCE OF

A. Ballentine

STATE OF IOWA,

Madison County.

On this 31st day of March A. D. 1865, before me H. J. B.

Cummings a Notary Public

within and for said County, personally came Alexander Ballentine

personally to me

known to be the identical person whose name is affixed to the above Instrument as grantor, and
as acknowledged the same to be his voluntary act and deed, for the purposes therein expressed.

In Testimony Whereof, I have herunto subscribed my name and affixed my official seal,
at Winterset on the date last above written.

SS

H. J. B. Cummings
Notary Public

218 Rev St
50cts. A B.
3-31. 1865

Received & acknowledged in full of this mortgage by J. S. M. Clayton his attorney
for Release of the above mortgage See Miscellaneous Record Vol 1 Page 290