

+

W. H. MOORE Recorder

2270

Elizabeth Warnock }
 to 3 Guardians Deed }
 O. H. Smith }
 Do all to whom these presents
 may come of Elizabeth Warnock
 of Davis County State of Iowa
 Guardian of the persons and property of Willis R.
 Warnock & D. Warnock Malon Warnock & Sarah
 Warnock Minors heirs of Robert Warnock decan-
 ce and decedent Whereas the said Elizabeth War-
 nock Guardian as aforesaid heretofore to wit at
 the June Session A.D. 1866 of the County of Madison
 Court of Davis County and State of Iowa made appli-
 cation to the said Court to sell the North West quar-
 ter of the North West quarter of Section twenty six
 (26) and the NE quarter of the NE 1/4 quarter Section
 twenty seven (27) all in Township Seventy five (75) N

Range Twenty nine West and belonging to said heirs And Whereas Notice of said application was duly and personally served upon said minor according to law and Whereas Also at the said August term A.D. 1846 of said County Court the said Elizabeth Warrick in her capacity of guardian aforesaid was ordered and empowered to sell the said land at private sale And Whereas 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 the whole of the said Real Estate which the said Guardian was empowered to sell by said order of said County Court) to O. H. Smith of Madison County in the State of Iowa for the sum of three hundred and seventy five Dollars Now Therefore Know ye that I the said Elizabeth Warrick in my capacity of said Guardian as aforesaid by virtue of the authority vested in me by said Court and in pursuance of the said order of said Court in consideration of the sum of three hundred and seventy five Dollars to me paid by the said (the receipt whereof I hereby acknowledge) do by these presents grant bargain sell and convey unto the said O. H. Smith 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 North West quarter of the North West quarter of Section Twenty six (26) and the NE quarter of the NE quarter Section Twenty seven (27) all in Township Seventy five (75) North of Range Twenty nine (29) West To have and to hold the said described premises unto the said O. H. Smith his heirs and assigns forever and I the said Elizabeth Warrick for myself my executors administrators do hereby covenant with the said O. H. Smith his heirs and assigns that in making said sale I have in all things observed and complied with all the requisitions of the law and that as guardian I will warrant and defend the above granted premises to the said O. H. Smith against the lawful claims

of all persons whomsoever claiming or to claim the same by through or under them

In Testimony Whereof I have hereunto set my hand and seal this Twenty ninth day of August A.D. 1866

State of Iowa } ss
County of Davis }

Elizabeth Warrick [Seal]

Guardian as aforesaid

Be it Remembered that on the 29th day of August A.D. 1866 before the undersigned Wm. Van Benthusen a County Judge in and for said County personally appeared Elizabeth Warrick 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 same instrument to be her voluntary act and deed

In Witness Whereof I have hereunto set my hand and affixed my County seal the date above written

Wm. Van Benthusen

State of Iowa } ss

Co Judge Davis County Iowa

Davis County } In the County Court of said County

The above and foregoing Deed of conveyance executed by Elizabeth Warrick Guardian &c as stated therein to O. H. Smith 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 the 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 said O. H. Smith be and the same are hereby expressly approved

Witness Wm. Van Benthusen

Co Judge of said Court and

County and the seal thereof hereto affixed at Bloomfield office the twenty ninth day of August A.D. 1866

Wm. Van Benthusen

Co Judge of said Court

Filed for record the 13th day of September 1866 at 11^{1/2} O'clock A.M.

O. A. Mager Recorder
Jas. Shephard Deputy