

By J. A. McPherson Deputy

John Rodgers }  
do Guardian Dece  
Timothy Horn }

Know all men by these presents that I John Rodgers of Polk County Iowa as Guardian of the property of Joseph & McManus of said Polk County Iowa minor heir of Balrick McManus deceased by virtue of an order of the County Court of Polk County Iowa made at the December term of said Court A D 1845 and in consideration of the sum of Eight hundred dollars in hand paid by Timothy Horn of Madison County have granted bargain and sold and by these presents do grant bargain and sell and convey unto the said Timothy Horn all the right title and interest of said heir in and to the following described real estate to wit the North West quarter of the South East quarter of section No two (2) and five acres out of the South West corner of the South East quarter of the South East quarter of section No ten (10) all in Township No Seventy six (76) North of Range No Twenty six (26) West of the 5th P. M. Town To have and to hold the same unto the said Timothy Horn and his heirs and assigns forever as fully as it is competent for me as Guardian aforesaid by the authority aforesaid to convey the title of said minor thorate

In testimony whereof of the said John Rodgers as guardian aforesaid have hereunto set my hand this 31st day of January 1844

Witness my hand  
at New Hope St \$1.00  
the 31st day of January 1844

John Rodgers Guardian  
of Joseph & McManus

State of Iowa  
Polk County

I on this 23<sup>rd</sup> day of January 1866 before me W.D. Bentley County Judge in and for said County personally came came John Rodgers Guardian as aforesaid to me personally known to be the said Guardian and the identical person whose name is affixed to the foregoing deed of conveyance as grantor and acknowledge the execution of the same to be his voluntary act and deed as such Guardian for the purposes therein stated

In Witness whereof I have hereunto set my hand and affixed my official seal the day and date last above written

W.D. Bentley County Judge

State of Iowa  
Polk County

I in the County Court of said County the foregoing deed of conveyance executed by John Rodgers Guardian as stated therein to Timothy Horn 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 therefore ordered that the said sale and the above conveyance be and the same are hereby expressly approved

In Witness whereof I have hereunto set my hand and affixed my official seal this 28<sup>th</sup> day of March A.D. 1866

W.D. Bentley Co Judge

Filed for record the 3<sup>rd</sup> day of May A.D. 1866 at 3 O'clock P.M.

O. T. Mosler Recorder

By Jas. Shepherd Deputy