

MADISON COUNTY, IA - BOOK W

107

James Allin Sen. & wife
To Deed
John Magoun

This Indenture, made this fifteenth day of July in the year of our Lord one thousand eight hundred and sixty eight, between James Allin Sen. & Catharine Allin of the County of McLean and State of Illinois of the first part, and John Magoun of the County of McLean and State of Illinois of the second part, Witnesseth, That the said parties of the first part, for and in consideration of the sum of Five hundred & sixteen & 3/100 dollars, to them paid, the receipt whereof is hereby acknowledged, do hereby grant, bargain, sell convey and confirm, unto the said party of the second part, his heirs and assigns, that certain tract or parcel of land, with the appurtenances, lying and being in the County of Madison, and State of Iowa, described as follows, to wit;

The South West quarter of Section Thirty three (33) Township Seventy five (75) Range Twenty nine, containing One hundred & Sixty Acres more or less.

To have and to hold the aforesaid granted premises, including also the release and waiver of all right under and benefit of the exemption and homestead laws of the State of Illinois, in and to the above described property, to the said party of the second part his heirs and assigns, to his and their use and behoof forever. - And the said parties of the first part do hereby, for themselves and their heirs, executors and administrators, covenant with the said party of the second part, his heirs and assigns, that they are lawfully seized, in fee simple, of the above granted premises; that they are free from incumbrances; that they have good right to sell and convey the same to the said party of the second part, and that they and their heirs, executors and administrators, will Warrant and defend the said tract or parcel of land to the said party of the second part his heirs and assigns forever, against the lawful claims and demands of all persons.

In witness whereof, The said parties of the first part have herunto set their hands and seals on the day and year first above written

Signed, sealed and delivered in presence of
Jesse Birch - H. C. De Motte
State of Illinois } ss
McLean County }

Witnessed at
Bloomington, Mo
15 July / 68
J. A.

James Allin SS
Catharine Allin SS

I, Jesse Birch a Notary Public in the City of Bloomington in and for said County, do hereby certify that the above named James Allin Sen. and Catharine Allin (who are personally known to me to be the persons whose name are subscribed to the foregoing Deed, as having executed the same) this day in their proper persons came before me, and acknowledged that they signed, sealed and delivered said Deed, for the uses and purposes therein mentioned. - And the said Catharine Allin wife of the said James Allin Sen. having been made fully acquainted with the contents of said Deed, and by me examined, separate and apart from her said husband, declared that she signed and acknowledged said Deed, and relinquished her dower and all right homestead in and to the Land thereby conveyed, freely, voluntarily and without compulsion of her said husband - In testimony whereof, I have herunto set my hand and official seal; this 15th day of July 1868
Jesse Birch Notary Public