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W. B. Beebe & wife
 To { Deed
 James Kirby

Know all Men by these presents,

That Walter B. Beebe & Maria B. Beebe wife of Walter B. Beebe in consideration of Two hundred & Eighty dollars to them paid by James Kirby, the receipt whereof is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey, to the said James Kirby heirs and assigns forever.

The South East quarter of the South West quarter of Section Sixteen (16) in Township Seventy six (76) North of Range Twenty six (26) West of the 5th P. M. Iowa, containing 40 acres more or less -

And all the Estate, Title and Interest of the said W. B. Beebe either in Law or Equity, of, in and to the said premises: Together with all the privileges and appurtenances to the same belonging, and all the rents, issues and profits thereof: To have and to hold the same to the only proper use of the said James Kirby heirs and assigns forever.

And the said Walter B. Beebe & Maria B. Beebe wife of Walter B. Beebe for themselves and for their heirs, executors, and Administrators, do hereby covenant with the said James Kirby

his heirs and assigns, that they are the true and lawful owner of the said premises, and have full power to convey the same; that the title, so conveyed, is clear, free and unincumbered, and further, that they will Warrant and defend the same against all claim, or claims of all persons whomsoever.

In Witness whereof, the said Walter B. Beebe & Maria B. Beebe wife of Walter B. Beebe hereby release her right and expectancy of Dower in the said premises, have hereunto set our hands and seals, this July 13, in the year of our Lord one thousand eight hundred and sixty nine.

US Revdt. 50 cts,
W B B & M B B
July 13 1869

Walter B. Beebe
Maria B. Beebe

State of Ohio
County of Harrison } ss

Be it remembered, that on the 13 day of July, in the year of our Lord one thousand eight hundred and sixty nine, before me C. L. Hays personally came Walter B. Beebe & Maria B. Beebe wife of Walter B. Beebe the grantor in the foregoing deed, and acknowledged the signing and sealing thereof to be their voluntary act and deed, for the uses and purposes therein mentioned. - And the said Maria B. Beebe wife of the said Walter B. Beebe being examined by me, separate and apart from her said husband, and the contents of said deed being by me made known and explained to her, as the Statute directs, declared that she did, voluntarily, sign, seal, and acknowledge the same, and that she is still satisfied therewith as their act and deed, for the uses and purposes therein mentioned. - In Testimony whereof, I have hereunto subscribed my name, and affixed my seal, on the day and year aforesaid.

"L. S."

C. L. Hays
Notary Public

Filed for Record Sept. 11th 1869, at 12 3/4 o'clock P. M.

O. A. Meuser Recorder