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James Bates & wife
Deed
Heirs of Saml Jones

Know all Men by these presents.

That I, James Bates of Guernsey County and State of Ohio, in consideration of the sum of Six hundred & thirty dollars in hand paid by Samuel Jones of the County aforesaid have bargained & sold & do by these presents sell & convey unto the heirs of Samuel Jones deceased, their heirs & assigns forever the following described tracts or parcels of land, situate & being in the County of Madison & State of Iowa, described as follows, viz;

The South West fourth of the North East fourth & the North West fourth of the South East fourth and the South East fourth of the South East fourth of Section No Ten (10), Town (76) North of Range (29), containing One hundred & twenty Acres more or less, also a part of the North East fourth of the South East fourth of said Section Ten (10), bounded as follows, commencing Sixty rods West of the North East corner of the South East quarter of said Section thence West (20) rods, thence South (80) rods, thence East (20) rods, thence North (80) rods, to the place of beginning, containing ten (10) Acres. —

To have & to hold said premises with the appurtenances unto the said heirs of Samuel Jones deceased their heirs & assigns forever, and the said James Bates for himself & heirs does hereby covenant with the said heirs of Samuel Jones deceased their heirs & assigns that he is lawfully seized of said premises, that they are free from all incumbrances whatsoever and that he will warrant & defend the same against the lawful claims of all persons whomsoever,

In testimony whereof the said James Bates and Mary Ann Bates have hereunto set their hands & seals this fifth day of October in the year of our Lord one thousand eight hundred and sixty seven,

Signed & Acknowledged in presence
of: A. F. Mitchell
A. V. Bargar

Adm'd St. \$100
J. B. & M. A. B.
Oct 5th 1867

James Bates SS
Mary Ann Bates SS

The State of Ohio }
Guernsey County } ss

Before me A. V. Bargar personally appeared the within named James Bates and Mary Ann Bates his wife, and acknowledged the signing & sealing of the within ~~conveyance~~ to be their voluntary act & deed & the said Mary Ann Bates being at the same time examined by me separate & apart from her said husband and the contents of said instrument made known to her by me she then declared that she did voluntarily sign seal & acknowledge the same & that she is still satisfied therewith, this fifth day of October A.D. 1867.

A. V. Bargar J.P.

The State of Ohio }
Guernsey County } ss

I, C. C. Riggs Clerk of the Court of Common Pleas in and for said County hereby certify that A. V. Bargar Esq. before whom the above acknowledgment was made was at the time of taking the same an acting Justice of the peace in and for said County, duly commissioned and sworn and that his signature thereto is genuine and I further certify that the above deed is duly executed and acknowledged according to the laws of the State of Ohio. — Witness my hand and Seal of said Court this 6th day of March A.D. 1868

C. C. Riggs Clerk Court Common Pleas Co.

Filed for Record Oct. 11th 1869,
at 2 3/4 o'clock P. M.

O. A. Moser Recorder