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Seth Nelson & wife
 To { Deeds
 John Childers

Know all Men by these presents,

That we Seth Nelson and Hannah Jane Nelson wife of said Seth Nelson of the County of Morgan and State of Ohio, in consideration of the sum of Two hundred dollars to us in hand paid by John Childers of Winterset in the State of Iowa, have bargained and sold, and do hereby grant and convey unto the said John Childers his heirs and assigns forever, the following premises situate in the County of Madison in the State of Iowa, and described as follows, to-wit:

The South East quarter of the South East quarter of Section Fourteen (14) in Township Seventy six (76) North of Range Twenty seven (27) West in the County and State aforesaid.

To have and to hold said premises with the appurtenances, unto the said John Childers his heirs and assigns forever, And the said Seth Nelson and Hannah Jane Nelson for themselves and heirs doth hereby covenant with said John Childers his heirs and assigns, that he is lawfully seized of the premises aforesaid; that the premises are free and clear from all incumbrances whatsoever; and that we will forever Warrant and defend the same, with the appurtenances, unto the said John Childers his heirs and assigns, against the lawful claims of all persons whomsoever.

In testimony whereof the said Seth Nelson and Hannah Jane Nelson have hereunto set their hands and seals this Sixteenth day of July in the year of our Lord One thousand eight hundred and Sixty nine.

Signed, sealed and acknowledged in
 presence of: Nancy C. Kent
 John W. Sands

Not Over \$1.50
 July 16 1868
 S. W. & H. J. W.

Seth Nelson Seal
 Hannah Jane Nelson Seal

The State of Ohio }
 Morgan County }^{ss} Before me John W. Sands a Justice of the peace,
 in and for said County, personally appeared the
 above named Seth Nelson and Hannah Jane Nelson his wife, and
 acknowledged the signing and sealing of the above deed to be their vol-
 untary act and deed; and the said Hannah Jane Nelson being at
 the same time examined by me separate and 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 and acknowledge the same and
 that she is still satisfied therewith, this 16th day of July A.D. 1869

John W. Sands J.P.

The State of Ohio }
 Morgan County }^{ss} I, Cyrus M. Roberts Clerk of the Court of Common
 Pleas of said County do hereby certify that John W. Sands
 Esq. before whom the foregoing instrument was taken, was, at its date, a
 Justice of the Peace in and for said County, duly Authorized by the laws
 of Ohio to take the same and that his signature thereto is genuine.

In testimony whereof, I hereunto subscribe my name and affix the Seal of
 said Court at McCornelsville this 17th day of July A.D. 1869

"L.S."

Cyrus M. Roberts
 Clerk

Filed for Record Oct. 19th 1869, at 12 o'clock M.

O. A. Moser Recorder