

MADISON COUNTY, IA - BOOK W

569

⊗ B.S. Chambers & M.P. Burnham
 To { Deed ✓ To all to whom these presents shall come,
 Ira C. Walker

We B.S. Chambers & M.P. Burnham of Ingham in the County of Franklin and State of Iowa, Administrators of the Estate of Thomas Lewis late of said County, deceased, intestate, send greeting; — Whereas, the personal estate of said deceased was found inadequate to satisfy the charges against the said Estate, and application having been made for license to sell so much of the Real Estate as would be sufficient therefor, after a full statement of all the claims against said Estate, and a full account of the disposition of the personal Estate had been rendered; — And, Whereas, by an order of the County Judge of the said County of Franklin made at a County Court held at Hampton in said County of Franklin on the 6th day of April A.D. 1868, we the said Administrators were licensed and empowered to sell and convey the Real Estate of the said Thomas Lewis hereinafter described, at private sale. — And whereas, we have caused the said Real Estate to be appraised and the appraisement duly filed according to law, — And whereas, we the said Administrators having complied in all respects with the law in such cases required, and with the order and direction of the said Franklin County Court, did, on the 2^d day of November A.D. 1868, pursuant to the license aforesaid, sell at private sale the Real Estate hereinafter described to Ira C. Walker of the County of Madison for the sum of One hundred & twenty dollars, he being the highest bidder therefor; — Now, Therefore, Know ye, that we the said B.S. Chambers & M.P. Burnham Administrators, by virtue of the power and authority in us vested, as aforesaid, and in consideration of the sum of One hundred & twenty dollars, the receipt whereof is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey unto the said Ira C. Walker his heirs and assigns, all that certain tract or parcel of Real Estate, situated in the County of Madison, and State of Iowa, described as follows, to-wit:

The NE $\frac{1}{4}$ of NE $\frac{1}{4}$ Sec. 6. Tpr. 76. — R. 26. —

To have and to hold, the above granted premises, with all the appurtenances thereto belonging, to the said Ira C. Walker his heirs and assigns forever, — And we the said B.S. Chambers & M.P. Burnham do hereby covenant with the said Ira C. Walker

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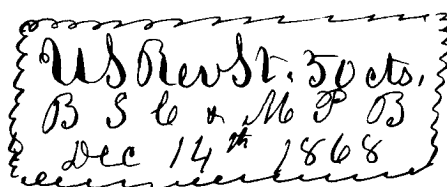
his heirs and assigns, that in conducting said sale, we have complied with all the requirements of the law and of the said Franklin County Court. — In Witness whereof we have hereunto set our hands and seals this 14th day of December A.D. 1868.

B. S. Chambers

Maria P. Burnham

formerly Maria P. Lewis

The State of Iowa }
County of Franklin } ss



Be it remembered, that on this 14th day of December A.D. 1868, before the undersigned, a County Judge within and for said County, personally appeared B. S. Chambers & M. P. Burnham to me personally known to be the identical persons whose names are affixed to the foregoing Deed as grantors, and acknowledged the instrument to be their voluntary act and deed, and given for the purposes therein mentioned. — Witness my hand and Official Seal the day and year last above written

"J. J."

W. W. Day County Judge

The State of Iowa }
County of Franklin } ss

In the County Court of said County;

Witness the foregoing Deed, executed by B. S. Chambers & M. P. Burnham Administrators &c, as stated therein to Ira C. Walker has been, by the said Administrators, this day returned into Court for approval, and it appearing to the Court that the said Administrators have complied with all the requirements of the Law and of this Court, in making such sale and conveyance, it is now therefore ordered that the said sale and the foregoing Deed of conveyance be and the same are hereby approved. —

Witness W. W. Day County Judge of Franklin County, and the Seal thereof hereto affixed this 14th day of December A.D. 1868

"J. J."

W. W. Day County Judge

Filed for Record April 26th 1869, at 12 o'clock M.

O. A. Moser Recorder