

# RECORD OF DEEDS,

FROM James E. Breeding TO John Jones

Filed for Record this 14<sup>th</sup> day of August  
A. D. 1869, at 1 o'clock, P. M.  
By O. A. Moser Deputy. Recorder, Madison County, Iowa. \$580  
C. H. A. C. PRINTERS, DES MOINES.

## Know all Men by these Presents:

That I, James E. Breeding (Unmarried)  
of the County of Madison County, and State of Iowa in consideration of  
the sum of One thousand DOLLARS,  
in hand paid by John Jones  
of Madison County and State of Iowa do hereby SELL AND CONVEY unto the said  
John Jones  
the following described premises, situate in the County of Madison, and State of Iowa, to-wit:

The South East quarter of the South East quarter  
of Section No Eleven (11) in Township No Seventy five (75)  
Range Twenty seven (27). —

Also, Five (5) Acres off of the East end of the North half  
of the South East quarter of the South West quarter of  
Section No Thirty five (35) in Township No Seventy six (76)  
Range Twenty seven (27). — Containing in all Forty five  
(45) Acres more or less. —

And I hereby covenant with the said John Jones  
that I hold said premises by good and perfect title, that I have good right and lawful authority to sell  
and convey the same; that they are free and clear of all liens and incumbrances whatsoever. And I  
covenant to WARRANT AND DEFEND the said premises against the lawful claims of all persons whomsoever: and the said  
\_\_\_\_\_ hereby relinquishes her right of Dower  
in and to the above described premises.

Signed, this 14<sup>th</sup> day of August A. D. 1869.

IN PRESENCE OF

James E. Breeding

STATE OF IOWA, }  
Madison COUNTY. }

On this 14<sup>th</sup> day of August A. D. 1869, before me

O. A. Moser a Notary Public  
within and for said County, personally came James E. Breeding

personally to  
me known to be the identical person whose name is affixed to the above instrument  
as grantor, and acknowledged the same to be his voluntary act and deed for the  
purposes therein expressed.

IN TESTIMONY WHEREOF, I have hereunto subscribed my name and affixed my  
official seal, at Winterset Iowa on the date last above written.

O. A. Moser  
Notary Public

U. S. Rev. St. #122  
J. E. B.  
Aug 14<sup>th</sup> 1869

"L.S."