

MADISON COUNTY, IA - BOOK W

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David Anderson & wife
J. B. Ostrander & wife
To} Deed
Chas S. Snowbridge

This Indenture, made this first day
of January in the year of our Lord
One thousand Eight hundred and
Sixty nine, Between David Anderson,

and Marilla his wife, and J. B. Ostrander and Deloria A. his wife
of Marengo McHenry Co. Ills. of the first part, and Charles S.
Snowbridge of the second part, - Witnesseth, That the said party
of the first part, for and in consideration of the sum of Three thousand
nine hundred dollars (3900 Dollars in hand paid, by the said party
of the second part, the receipt whereof is hereby acknowledged, have
granted, Bargained and Sold, and by these presents do Grant, Bargain,
and Sell unto the said party of the second part, his heirs and assigns,
all the following described lots, pieces, or parcels of land situated in
the County of Madison and State of Iowa, to-wit:

The South half of Section No Thirty five (35), in Township No
Seventy six (76) North of Range No Twenty nine (29), Excepting One
hundred (100) Acres off of the West side thereof, Also the North East
quarter of the North East quarter of Section No Twenty (20) in Township
No Seventy six North Range No Twenty eight (28) West. - Containing
and meaning to convey Two hundred and twenty (220) of Prairie,
and forty (40) Acres of timber land in all Two hundred & Sixty
(260) Acres according to Government Survey, the same more or less. -

Together with all and singular the hereditaments and appurte-
nances thereunto belonging, or in anywise appertaining, and the
reversion and reversions, remainder and remainders, rents, issues and
profits thereof; and all the estate, right, title, interest, claim and demand
whatsoever, of the said party of the first part, either in law or equity;
of, in and to the above bargained premises, with the hereditaments
and appurtenances; To have and to hold the said premises above
bargained and described, with the appurtenances, unto the said party
of the second part his heirs and assigns forever. - And the said
David Anderson & Marilla his wife and J. B. Ostrander & Deloria his
wife parties of the first part, hereby expressly waive, release and re-
linquish unto the said party of the second part, his heirs, executors,
administrators and assigns, all right, title, claim, interest and
benefit whatever, in and to the above described premises, and each
and every part thereof, which is given by or results from all laws
of this State pertaining to the exemption of homesteads.

And the said David Anderson and J. B. Ostrander party of the first part,
for themselves their heirs, executors, and administrators, do covenant, grant,

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bargain and agree, to and with the said party of the second part his heirs and assigns, that at the time of the enacting and delivery of these presents, they are well seized of the premises above conveyed, as of a good, sure, perfect, absolute and indefeasible estate of inheritance in law, and in fee simple, and have good right, full power and lawful authority to grant, bargain, sell and convey the same in manner and form aforesaid and that the same are free and clear from all former and other grants, bargains, sales, liens, taxes, assessments and encumbrances, of what kind or nature soever, and the above bargained premises, in the quiet and peaceable possession of the said party of the second part, his heirs and assigns, against all and every person or persons lawfully claiming or to claim the whole or any part thereof, the said party of the first part shall and will Warrant and Forever defend. -

In testimony whereof, The said parties of the first part have hereunto set their hands and seals the day and year first above written.
Signed, Sealed and delivered

in presence of:

J. B. Babcock
Wm S. Crocker

Notary Public \$4.00
D. A. M. A. J. B. O. D. A. O.
Jan 1 1869

David Anderson SS
Marilla Anderson SS
J. B. Ostrander SS
Deloria A. Ostrander SS

State of Illinois }
McHenry County } SS

J. J. B. Babcock a Notary Public in and for said County, in the State aforesaid, do hereby certify that David Anderson and Marilla Anderson his wife, and J. B. Ostrander and Deloria A. Ostrander his wife personally known to me as the same persons whose names are subscribed to the annexed Deed, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument in writing, as their free and voluntary act, for the uses and purposes therein set forth. - And the said Marilla Anderson and Deloria A. Ostrander wives of the said David Anderson and J. B. Ostrander having been by me examined, separate and apart, ~~and each~~ of the hearing of their husbands and the contents and meaning of the said instrument of writing having been by me fully made known and explained to them and they also by me being fully informed of their rights under the Homestead Laws of this State, acknowledged that they had freely and voluntarily executed the same, and relinquished their dower to the lands and tenements therein mentioned, and also all their rights and advantages under and by virtue of all laws of this State relating to the Exemption of Homesteads, without compulsion of their said husbands and that they do not wish to retract the same.

Given under my hand and Notarial Seal, this 8th day of January A.D. 1869,

"J. B."

J. B. Babcock
Notary Public

Filed for Record June 7th 1869, at 11⁴⁰ o'clock A.M.
G. J. Hoover Recorder