

RECORD OF DEEDS,

FROM John S. Maggs & wife
TO Eli Cox

Filed for Record this 5th day of January
A. D. 1870, at 3 1/4 o'clock, P. M.
O. A. Moser Recorder,
By _____ Deputy. #2700
C. H. A. C. PRINTERS, DES MOINES.

Know all Men by these Presents:

That we John S. Maggs and Jane Maggs
of the County of Madison County, and State of Iowa in consideration of
the sum of Six hundred & Seventy five DOLLARS,
in hand paid by Eli Cox
of said _____ County and State of Iowa do hereby SELL AND CONVEY unto the said
Eli Cox
the following described premises, situate in the County of Madison, and State of Iowa, to-wit:

The North half of the South West quarter of
the North East quarter of Section Five - Township
Seventy six, Range Twenty seven. -

And we hereby covenant with the said Grantee
that we hold said premises by good and perfect title, that we 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 we
covenant to WARRANT AND DEFEND the said premises against the lawful claims of all persons whomsoever: and the said
Jane Maggs hereby relinquishes her right of Dower
in and to the above described premises.

Signed, this thirty first day of December A. D. 1869.

IN PRESENCE OF
H. J. B. Cummings } John S. Maggs
Jane Maggs

STATE OF IOWA, }
Madison COUNTY. } ss.

On this 31st day of Decr A. D. 1869, before me
H. J. B. Cummings Notary Public
within and for said County, personally came John S. Maggs and
Jane Maggs personally to
me known to be the identical persons whose names are affixed to the above instrument
as grantors, and acknowledged the same to be their voluntary act and deed for the
purposes therein expressed.

U. S. Rev. St. § 1100
J. S. M. & J. M.
Dec. 31st 1869

"J. S."

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

H. J. B. Cummings
Notary Public