

Deed 3

380

MADISON COUNTY, IOWA.

FROM Anson M. Peters & wife
TO James H. Nye
Filed for Record this 25th day of February
A. D. 1870, at 4 o'clock, P. M.
By C. A. Moser Recorder,
Madison County, Iowa.
Deputy. # 3810
C. H. & C. PRINTERS, DES MOINES.

Know all Men by these Presents:

That Anson M. Peters and his wife Jane Peters
of the County of Madison County, and State of Iowa — in consideration of
the sum of Twenty five hundred and sixty — — DOLLARS,
in hand paid by James H. Nye — —
of Madison County and State of Iowa do hereby SELL AND CONVEY unto the said
James H. Nye — —
the following described premises, situate in the County of Madison, and State of Iowa, to-wit:

The North West quarter of Section
Nine (9) in Township Seventy seven (77)
North of Range Twenty seven (27) West. —
Containing One hundred and sixty Acres more
or less. — —

And we hereby covenant with the said James H. Nye — —
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 Peters hereby relinquishes her right of Dower
in and to the above described premises.
Signed, this 23^d day of February — — A. D. 1870.

IN PRESENCE OF
} Anson M. Peters
} Jane Peters

STATE OF IOWA, } ss.
Madison COUNTY.

On this 23^d day of February A. D. 1870, before me
V. Wainwright Notary Public —
within and for said County, personally came Anson M. and
Jane Peters — — 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. § 322
A. M. P. J. P.
Feb 23/70

"L. S."

IN TESTIMONY WHEREOF, I have hereunto subscribed my name and affixed my
official seal, at Waverlet Iowa on the date last above written.
V. Wainwright
Notary Public