

RECORD OF DEEDS,

FROM
 S. G. Ruby & wife
 C. D. Bevington

Filed for Record this 2^d day of June
 A. D. 1870, at 11 o'clock, A. M.

O. A. Moser

Recorder,
 Madison County, Iowa.

By Deputy. # 5690

C. H. & C. PRINTERS, DES MOINES.

Know all Men by these Presents:

That we S. G. Ruby and Sophie J. Ruby his wife

of the County of Madison County, and State of Iowa in consideration of
 the sum of One thousand five hundred DOLLARS,
 in hand paid by C. D. Bevington
 of Madison County and State of Iowa do hereby SELL AND CONVEY unto the said
C. D. Bevington

the following described premises, situate in the County of Madison, and State of Iowa, to-wit: Twenty one & one fourth (21 1/4)
feet in width from North to South by one hundred & thirty two (132) feet in length from
East to West, off of the North side of Lot # Seven (7) in Block # Eighteen (18) in the Original
town plat of the City of Winterset, except sixteen feet off of the West end of said one
hundred & thirty two (132) feet which is reserved for an alley & for no other purpose, and the
said C. D. Bevington or his assigns paying to S. G. Ruby the value of the wall now standing on
hereafter built thereon the said grantor hereby agrees to convey to the said C. D. Bevington
or his assigns of the aforesaid lot in addition to that part of it above described and immediately
adjoining the same on the South Nine (9) inches in width from North to South & one hundred & sixteen
(116) feet in length from the East front back West & the said C. D. Bevington for himself and assigns
agrees to pay for the said wall whenever by building they shall use the same.

And we hereby covenant with the said C. D. Bevington
 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
Sophie J. Ruby hereby relinquishes her right of Dower
 in and to the above described premises.

Signed, this 2^d day of June A. D. 1870.

IN PRESENCE OF

S. G. Ruby
 Sophie J. Ruby

STATE OF IOWA, } ss.
Madison COUNTY.

On this 2^d day of June A. D. 1870, before me
B. F. Murray Notary Public
 within and for said County, personally came S. G. Ruby and Sophie
J. Ruby his wife 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.

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

B. F. Murray
 Notary Public

U. S. Rev. Stat. § 150
S. G. R.
June 2 1870

"S. G."