

#2430

Simon Pinehart Jr.

To 3 Guardians, Deed ✓

To All to Whom these presents shall come: Simon Pinehart Jr., foreign Guardian of (Matilda L. Redmond and Carrie L. Redmond minors heirs of John Redmond Jr. and of Carrie L. Redmond deceased, Sends Greeting: Whereas the said Pinehart Guardian as aforesaid did at the January Term A.D. 1873, of the Circuit Court of Polk County Iowa, make application to sell the South half of the South West quarter and the North West quarter of the South West quarter and the North East quarter of the South West quarter of Section Twenty Eight and the North East quarter of the South East quarter of Section Twenty Nine all in Township Seventy seven, Range Twenty six in Madison County Iowa, - and whereas Notice of said application was legally and personally served upon said minors according to law and whereas also at the said Term of said Court & the said Simon Pinehart Jr. in his capacity of Guardian aforesaid, was ordered and empowered to sell the interest not only of said minors but also (being the Administrator of the said Joshua Redmond Jr. deceased) the interest of the said Joshua Redmond Jr. deceased in and to the lands above described - and whereas the said Guardian and administrator has given bond with sureties as required by law and whereas he has sold the real Estate hereinafter described to John Cunningham of Madison County Iowa for the sum of Forty (\$4000) Hundred dollars (now) therefore know ye that I the said Simon Pinehart Jr. Guardian as aforesaid by virtue of the authority vested in me by said Court, and in pursuance of the order of said Court in consideration of the sum of Forty (\$4000) Hundred dollars to me paid by the said John Cunningham the receipt whereof is hereby acknowledged, do by these presents grant bargain and sell and convey unto the said John Cunningham his heirs and assigns forever all of the right title and interest of the said minors as well as of the said decedent John Redmond Jr. in and to the following described Real Estate to-wit: The South half of the South West quarter and the North West quarter of the South West quarter and the North East quarter of the South West quarter of

Section Twenty eight and the North East quarter of the South East quarter of Section Twenty nine, all in Township Seventy seven North of Range Twenty six, West, in Madison County Iowa, To Have and To Hold the said described unto the said John Cunningham and his assigns forever, In Testimony Whereof I have hereunto set my hand and seal this the 10th day of February A.D. 1873

Simon Rinehart Jr
Guardian &c

State of Iowa
Polk County, }

Ic It. Remembered that on this 13th day of February A.D. 1873, before the undersigned Giles B. Turner a Notary Public within and for said County personally appeared Simon Rinehart Jr Guardian &c as stated in the foregoing Deed, to me personally known to be the identical person whose name is affixed to the foregoing Deed as grantor and Guardian and acknowledged the said instrument to be his voluntary act and deed. In Witness Whereof I have hereunto set my hand and affixed my official seal this the 13th day of February A.D. 1873.

Giles B. Turner

Notary Public

State of Iowa
Polk County, } In the Circuit Court of Polk County Iowa, the above and foregoing deed of conveyance executed by Simon Rinehart Jr Guardian &c as stated therein to John Cunningham being by the said Guardian this day returned into Court for approval and it appearing to the Court & that the said Guardian has complied with all the requirements of the law and of this Court in making such sale and conveyance it is now here ordered that the said sale and the above conveyance to the said John Cunningham be and the same are hereby approved.

Witness" J. H.

Filed May 8th 1873, at 12 o'clock No. 10. J. H. Mc Clelland Clerk
J. H. Smith
Recorder