

Madison County, Iowa

Prudence H. Hamilton & husb

#4730

Filed for record the 21 day of
August A.D. 1941 at 11:40 o'clock
A.M.

To

Fee \$.50 ✓

Pearl E. Shetterly, Recorder
Wilma M. Wade, Deputy

Elizabeth M. Lewis

WARRANTY DEED

Know All Men by These Presents: That Prudence H. Hamilton and husband, Clair E. Hamilton of Johnson County, State of Iowa, in consideration of the sum of Three Thousand and no/100 (\$3000.00) Dollars in hand paid by Elizabeth M. Lewis of Madison County, State of Iowa, do hereby sell and convey unto the said Elizabeth M. Lewis and to her heirs and assigns, the following described premises, situated in the County of Madison and State of Iowa, to-wit:

Town Lot Deed Record, No. 30

J. H. WELCH PRtg. CO., DES MOINES 7896

Lot Four (4) and the West Half ($\frac{1}{2}$) of Lot Three (3)
in Block Twenty (20) West Addition to the City of
Winterset, Madison County, Iowa

And we do hereby covenant with the said Elizabeth M. Lewis that we are lawfully seized of said premises, that they are free from encumbrance except as hereafter noted; that we have good right and lawful authority to sell and convey the same; we do hereby covenant to warrant and defend the said premises against the lawful claims of all persons whomsoever except a mortgage of \$1800.00 payable to Mary Alice Koser, which grantee assumes and agrees to pay, together with interest from April 1st, 1940 and except the taxes for 1940 and following years and we the said grantors aforesaid, hereby relinquish all contingent rights, including right of dower, which we have in and to the said described premises.

Signed this 18 day of August A.D.1941.

Prudence H Hamilton
Clair E. Hamilton

STATE OF IOWA JOHNSON COUNTY)ss.

On this 18th day of August A.D.,1941, before me Clarence L. Sedive a Notary Public in and for said County, personally appeared Prudence H. Hamilton and Clair E. Hamilton, husband and wife, to me personally known to be the identical persons whose names are affixed to the above deed as Grantors and acknowledged the execution of the same to be their voluntary act

and deed
NOTARIAL
SEAL

WITNESS my hand and Notarial Seal the date last above written.

Clarence L Sedive
Notary Public in and for Johnson
County,Iowa.

My commission expires July 4, 1942.