

county in the State of Iowa, in consideration of the sum of One Hundred Dollars (\$100.00) to me in hand paid at and before the sealing of these presents, by W. P. Willis in the State of Iowa, (the receipt whereof is hereby acknowledged,) have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said W. P. Willis one lot or parcel of land situated and lying within the corporate limits of the City of Greenfield, fronting twenty feet on Washington Street and running back thirty feet to land owned by Henry Morley, and joining lands of Yancy Clark's scales, being a part of a lot bought by me from Thomas Walker in A. D. 1879 which will more fully appear reference being had to said deed which is now on record. Together with all and singular the Rights, Members, Hereditaments and appurtenances to the said Premises belonging or in anywise incident or appertaining. To have and to hold, all and singular, the Premises above mentioned unto the said W. P. Willis, his heirs and assigns forever. And I do hereby bind my heirs, Executors, and Administrators, to warrant and forever defend all and singular the said Premises unto the said W. P. Willis, his heirs and assigns, against me and my heirs, and all and every other person or persons lawfully claiming, or to claim the same, on any part thereof. And I, the said Yancy Clark scales for myself and my heirs, Executors and Administrators do covenant, Promise, Grant and Agree to and with the said W. P. Willis, his heirs and assigns, by these presents, in manner and form following, that is to say: that I, the said Yancy Clark scales am now at the time of the sealing and delivery of these presents, lawfully and absolutely seized of and in the said lot of land and all and singular other the Premises hereinbefore mentioned, and intended, to be hereby granted and released, and every part and parcel thereof, with their and every of their Appurtenances, of a good, sure, perfect and absolute estate of Inheritance, in Fee simple, without any manner of condition, Trust, Promise, Power of Reservation or Limitation or any use or uses, or other restraint, matter or thing, whatsoever, to alter, change, charge, defeat, or enrich the same. And also, that I, the said Yancy Clark scales now have in myself good right full power and lawful and absolute authority to grant, release, and confirm the said lot of land

and all and singular other the Premises hereinbefore mentioned, and intended to be hereby granted and released, and every part and parcel thereof, with their and every of their Appurtenances, unto the said W. P. Willis, his heirs and assigns forever as aforesaid. And also, that it shall and may be lawful to and for the said W. P. Willis, his heirs and assigns, from time to time, and at all times, forever hereafter, peaceably and quietly to enter into, have, hold, occupy, possess and enjoy the said lot of land herein sold and granted and all and singular other the Premises hereinbefore mentioned and intended to be hereby granted and released, and every part and parcel thereof, with their and every of their Appurtenances, without any of the lawful Let, Suit, Trouble, Molestation, Eviction, or interruption of one the said Yancy Clark scales, my Executors, or Administrators, or any other person or persons whatsoever. And that free and clear, and peacefully and quietly, and absolutely, unquitted, exonerated and discharged of, and from all and all manner of fines, forfeitures, and other Letts, Grants, Bargains, Sales, Leases, Gifts, Mortgages, Judgments, Executions, Charges and Incumbrances whatsoever, had, made, done, committed or suffered by me, the said Yancy Clark scales or any other person or persons whatsoever. And lastly, that I, the said Yancy Clark scales and my heirs, and all and every other person or persons lawfully claiming, or to claim, any Estate Right, Title, Trust, or Interest of in or to the said lot of land and all and singular other the Premises hereinbefore mentioned, and intended, to be hereby granted and released, or any part or parcel thereof, shall and will, from and at all times hereafter, at the reasonable request, and proper Costs and Charges of the Law, of the said W. P. Willis, or his heirs and assigns, make, do, acknowledge and execute, or cause and procure to be made, done, acknowledged and executed, all and every such further and other lawful and reasonable Act and Deed, Thing and Things, Conveyances and Assurances in the Law whatsoever, for the further, better, and more perfect and absolute granting, conveying and assuring the said W. P. Willis and all and singular other the Premises hereinbefore mentioned and intended to be hereby granted and released, and every part and parcel thereof, with their and every of their Appurtenances, to and for the use and behoof of the said W. P. Willis, his heirs and assigns forever.