THE IOWA STATE BAR ASSOCIATION
Off No. 101

FOR THE LEGAL E THE USE
OF THIS FORM, CC OUR LAWYER

SPACE ABOVE THIS LINE
FOR RECORDER

# WARRANTY DEED

For the consideration of One ($1.00)
Dollar(s) and other valuable consideration, Henrietta E. Klaus, a single person,

do hereby Convey to Mary Klaus McCracken and Ronald McCracken, wife and husband,

the following described real estate in Delaware County, Iowa:

All my right, title and interest in and to the following described real estate:

The West One-Half (W½) of Lot Eight (8), Iowa Land Company's Addition to Manchester, Iowa, except the North 110 feet thereof.

This is a deed between parent and child without actual consideration.

Exemption #11 applies.

This is a conveyance of a partial interest in real estate with the value of the interest conveyed being less than the amount of the annual gift tax exclusion for United States Gift Tax. No gift tax is due and no Gift Tax Return is required to be filed.

Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have good and lawful authority to sell and convey the real estate; that the real estate is Free and Clear of all Liens and Encumbrances except as may be above stated; and grantors Covenant to Warrant and Defend the real estate against the lawful claims of all persons except as may be above stated. Each of the undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the real estate. Words and phrases herein, including acknowledgement hereof, shall be construed as in the singular or plural number and as masculine or feminine gender, according to the context.

STATE OF IOWA ,
ss:
DELAWARE COUNTY,
On this 9th day of October ,
19 92 , before me, the undersigned, a Notary Public in and for said State, personally appeared Henrietta E. Klaus, a single person,

to me known to be the identical persons named in and who executed the foregoing instrument and acknowledged that they executed the same as their voluntary act and deed.

Thomas J. Hanson
Thomas J. Hanson Notary Public
(This form of acknowledgement for individual grantor(s) only)

DATED: October 9 , 1992

Henrietta E. Klaus
Henrietta E. Klaus (Grantor)

(Grantor)

(Grantor)

(Grantor)

FILE No. 228-1177
RECORDING FEE $ 5.00
TRANSFER FEE $ 5.00

FILED FOR RECORD THE 9 DAY OF
Oct , 1992 AT 2:52
O'CLOCK P M. BOOK 52 PAGE 56

STATE OF IOWA, DELAWARE COUNTY
Jane A. Lloyd , Recorder
TLD

228-1177
DELAWARE COUNTY IOWA
FILED

'92 OCT 9 PM 2 52

BOOK 52 PAGE 56
RECORDER

$5.00

228-1177

# WARRANTY DEED

HENRIETTA E. KLAUS

TO

MARY KLAUS MC CRACKEN

HUSBAND

Entered upon transfer books and for taxation this 20th day of October, 19 92

Sharon McCrabb Auditor

By Carla Becker Deputy

Fee - $5.00

S-135

Filed for record, indexed and delivered to County Auditor this _____ day of _____, 19 ___ at _____ o'clock ___M., and recorded in _____ of _____ County Records.

Recorder's fee $ _____ PAID.

Auditor's fee $ _____ PAID.

_____ Recorder

By _____ Deputy

WHEN RECORDED RETURN TO

Mary Klaus McCracken

13554 Burtons Furnace Road

Durango, IA 52039

STATE OF _____, _____ COUNTY, ss:

On this _____ day of _____, 19 ___ before me, the undersigned, a Notary Public in and for said State, personally appeared _____

_____

to me known to be the identical persons named in and who executed the foregoing instrument, and acknowledged that they executed the same as their voluntary act and deed.

_____

_____, Notary Public

STATE OF _____, _____ COUNTY, ss:

On this _____ day of _____, 19 ___, before me, the undersigned, a Notary Public in and for said State, personally appeared _____

_____

to me known to be the identical persons named in and who executed the foregoing instrument, and acknowledged that they executed the same as their voluntary act and deed.

_____

_____, Notary Public