THE IOWA STATE BAR ASSOCIATION
Official Form No. 103

ISBA # 005563

FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER

17 51 80 K

Received for taxation 30 day of December AD 2003
Sharon McCrabb Auditor
By Judy Zobrist Deputy
89-137

REC'D FEE 45
TAX
SURCHARGE
$ 193.66
Deborah L. Dyke
RECORDER
12-29-03 3:28
DATE COUNTY

AUDITOR FEE $ 5.00
RECORDER FEE $ 11.00

BOOK 3000 PAGE 5809
DELAWARE COUNTY IOWA
FILED
2003 DEC 29 PM 12:58
DEBORAH L. DYKE
RECORDER

Preparer Information: David C. Tracey | 105 N. Franklin St. | Manchester | 563/927-4925
(Individual's Name | Street Address | City | Phone)

Address Tax Statement: Timothy M. Salow
1927-210th Street
Manchester, Iowa 52057

SPACE ABOVE THIS LINE FOR RECORDER

WARRANTY DEED - JOINT TENANCY

For the consideration of ONE HUNDRED TWENTY ONE THOUSAND FIVE HUNDRED AND NO/100 - - Dollar(s) and other valuable consideration,
Charles W. Gritzner and Helen M. Gritzner, Husband Wife,

do hereby Convey to
Timothy M. Salow and Rebecca Clemen-Salow, Husband and Wife,

as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in Delaware County, Iowa:

That part of the Southeast Quarter (SE¼) of the Southwest Quarter (SW¼) of Section Twenty-Seven (27), Township Eighty-Nine (89) North, Range Five (5) West of the Fifth P.M., described as commencing at a point 20.0 feet East of the Southwest corner of said quarter-quarter section, thence North 345.0 feet, thence East 330.0 feet, thence South 345.0 feet, thence West on the South line of said Section Twenty-Seven (27) 330.0 feet to the point of beginning, said parcel containing approximately 2.61 acres subject to highway right-of-way and easements of record.

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 acknowledgment 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 23rd day of December, 2003, before me, the undersigned, a Notary Public in and for said State, personally appeared Charles W. Gritzner and Helen M. Gritzner, Husband and Wife,

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.

Janice Russ
Notary Public

JANICE RUSS
COMMISSION # 176244
MY COMMISSION EXPIRES
9-29-03

(This form of acknowledgment for individual grantor(s) only)

Dated: December 23, 2003

Charles W. Gritzner (Grantor)

Helen M. Gritzner (Grantor)

(Grantor)

(Grantor)

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IOWADOCS ®