



Document 2009 2520

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Rec Amt \$14.00 Aud Amt \$5.00
Rev Transfer Tax \$63.20
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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

©THE IOWA STATE BAR ASSOCIATION Official Form No. 103 - May 2006	Mark L. Smith	FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER
Return To: <u>Mark L. Smith, Post Office Box 230, Winterset, IA 50273, (515) 462-3731</u>		
Preparer: <u>Mark L. Smith, Post Office Box 230, Winterset, IA 50273, (515) 462-3731</u>		
Taxpayer: <u>Daniel S. King and Sara R. King, 2877 Warren Avenue, Truro, IA 50257</u>		



WARRANTY DEED - JOINT TENANCY

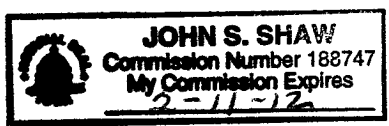
For the consideration of -----\$40,000.00----- Dollar(s) and other valuable consideration,
Louis M. Erpelding and Coe L. Erpelding, Husband and Wife,

do hereby
Convey to Daniel I. King and Sara R. King
as Joint
Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in
MADISON County, Iowa:
See 1 in Addendum

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.

Louis M. Erpelding (Grantor) Dated: 8-4-09
Coe L. Erpelding (Grantor)

STATE OF IOWA, COUNTY OF MADISON
This instrument was acknowledged before me on 8-4-09, by Louis M. Erpelding
and Coe L. Erpelding



John S. Shaw, Notary Public

Addendum

1. The Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of Section Six (6), Township Seventy-five (75) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, EXCEPT that part thereof deeded to State of Iowa for highway purposes in Warranty Deed dated July 1, 1966, and filed on October 10, 1966, in Deed Record 94, Page 347, in the Office of the Recorder of Madison County, Iowa; And EXCEPT Parcel "C" located in the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of said Section Six (6), Madison County, Iowa, containing 5.00 acres as shown in Plat of Survey filed in Book 2007, Page 1566, on April 17, 2007, in the Office of the Recorder of Madison County, Iowa.

