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Date 11/18/2009 Time 7:56 AM

Rec Amt \$14.00 Aud Amt \$5.00

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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

©THE IOWA STATE BAR ASSOCIATION Official Form No. 103 - May 2006 Jerrold B. Oliver FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER

Return To: Jerrold B. Oliver, P.O. Box 230, Winterset, IA 50273, (515) 462-3731
Preparer: Jerrold B. Oliver, P.O. Box 230, Winterset, IA 50273, (515) 462-3731
Taxpayer: Scott Emerson, 307 Van Gordon St., Ste. 4000, Lakewood, CO 80228



WARRANTY DEED - JOINT TENANCY

For the consideration of \$1.00 Dollar(s) and other valuable consideration,
Majorie C. Lathrum, Single do hereby

Convey to Marjorie C. Lathrum, Bonnie Lee Gordon, Martha Ann Armit and Scott Dean Emerson
as Joint

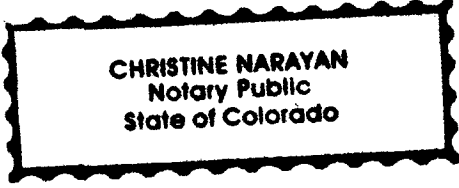
Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in
Madison County, Iowa:
See 1 in Addendum

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.

Dated: 11-12-09

X Marjorie C. Lathrum
Marjorie C. Lathrum (Grantor) (Grantor)

STATE OF COLORADO, COUNTY OF Jefferson
This instrument was acknowledged before me on 11.18.09, by Marjorie C. Lathrum



Christine Narayan
Notary Public

My Commission Expires 10.18.2010

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

Addendum

1. The East $61 \frac{7}{8}$ feet of Lots Five (5) and Eight (8) in Block Two (2) of Adkison's Addition to the Town of Winterset, Madison County, Iowa; and, a tract commencing at the southeast corner of said Block Two (2) and running thence East $34 \frac{3}{4}$ feet; thence North 132 feet; thence West $24 \frac{3}{4}$ feet; thence South 132 feet to the point of beginning

The consideration for this deed is less than \$500.00. Therefore, no Declaration of Value or Ground Water Statement is required.