

Document 2008 1041

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Date 4/02/2008 Time 11:20 AM

Rec Amt \$17.00 Aud Amt \$10.00

Rev Transfer Tax \$429.60

Rev Stamp# 104 DOV# 102

LISA SMITH, COUNTY RECORDER  
MADISON IOWA

INDX ✓  
ANNO ✓  
SCAN ✓  
CHEK



## WARRANTY DEED

(Several Grantors)

THE IOWA STATE BAR ASSOCIATION

Official Form No. 102

Recorder's Cover Sheet

**Preparer Information:** (Name, address and phone number)

Dean R. Nelson, 115 E. First Street, P.O. Box 370, Earlham, Iowa 50072 (515) 758-2267

# 268, 540.00

**Taxpayer Information:** (Name and complete address)

Benjamin F. Yetter  
1410 - 105th Street  
Earlham, Iowa 50072

**Return Document To:** (Name and complete address)

Dean R. Nelson  
P.O. Box 370  
Earlham, Iowa 50072

**Grantors:**

Ruby K. Olson  
Lawrence Olson  
Doris L. Strand  
Stephen Strand  
William R. Ralston  
Rosemary Ralston  
Lois Yetter  
Ann M. Swiatkowski

**Grantees:**

Benjamin F. Yetter  
Hannah C. Yetter

**Legal description:** See Page 2

**Document or instrument number of previously recorded documents:**



### WARRANTY DEED (Several Grantors)

For the consideration of Two Hundred Sixty-eight Thousand Five Hundred Forty and no/100 (\$268,540.00)  
Dollar(s) and other valuable consideration,  
Ruby K. Olson and Lawrence Olson, wife and husband; Doris L. Strand and Stephen Strand, wife and husband, William R. Ralston  
and Rosemary Ralston, husband and wife; Lois M. Yetter, a single person; and Ann M. Swiatkowski, a single person  
do hereby Convey to  
Benjamin F. Yetter and Hannah C. Yetter, husband and wife, as joint tenants with full rights of survivorship  
and not as tenants in common

the following described real estate in Madison County, Iowa:

An Undivided 58/100th interest in and to:

The West One-half of the Southwest Quarter (W $\frac{1}{2}$  SW $\frac{1}{4}$ ) of Section 2, and the East One-half of the Southeast Quarter (E $\frac{1}{2}$  SE $\frac{1}{4}$ ) of Section 3, and the North 544 feet of the Southwest Quarter of the Southeast Quarter (SW $\frac{1}{4}$  SE $\frac{1}{4}$ ) of Section 3, all in Township 77 North, Range 29 West of the 5th P.M., Madison County, Iowa



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.

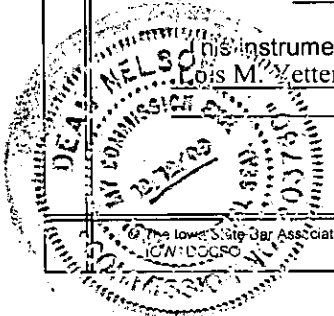
Dated March 18, 2008

<u>Ruby K. Olson</u> Ruby K. Olson (Grantor)	<u>William R. Ralston</u> William R. Ralston (Grantor)
<u>Lawrence Olson</u> Lawrence Olson (Grantor)	<u>Rosemary Ralston</u> Rosemary Ralston (Grantor)
<u>Doris L. Strand</u> Doris L. Strand (Grantor)	<u>Lois M. Yetter</u> Lois M. Yetter (Grantor)
<u>Stephen Strand</u> Stephen Strand (Grantor)	<u>Ann M. Swiatkowski</u> Ann M. Swiatkowski (Grantor)

STATE OF IOWA, COUNTY OF MADISON

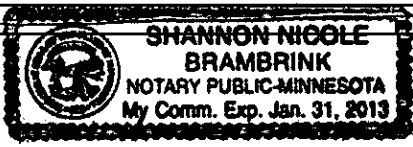
This instrument was acknowledged before me on March 18, 2008, by Lois M. Yetter

Dean R. Nelson  
Dean R. Nelson, Notary Public



STATE OF MINNESOTA, COUNTY OF Stearns

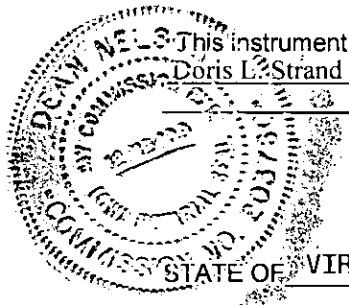
This instrument was acknowledged before me on March 25<sup>th</sup>, 2008, by Ruby K. Olson and Lawrence Olson



Shannon Nicole Brambrink, Notary Public

STATE OF IOWA, COUNTY OF MARSHALL

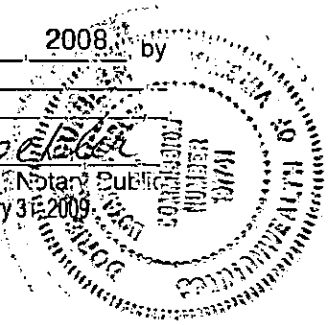
This instrument was acknowledged before me on March 18, 2008, by Doris L. Strand and Stephen Strand



Dawn Nelson, Notary Public

STATE OF VIRGINIA, COUNTY OF Virginia Beach

This instrument was acknowledged before me on March 13, 2008, by William R. Balston and Rosemary Balston



Dakis E. Doehler, Notary Public  
My Commission Expires January 31, 2009

STATE OF VIRGINIA, COUNTY OF Fairfax

This instrument was acknowledged before me on March 26<sup>th</sup>, 2008, by Ann M. Swiatkowski

[Signature], Notary Public

