

REAL ESTATE TRANSFER
TAX PAID 34
STAMP #
\$ 119.20
Michelle Utsler
RECORDER
5-25-00 Madison
DATE COUNTY

\$ 75,000.00

REGG. 5.00 COMPUTER
AUD. 5.00 RECORDED
EMP. 1.00 COMPARED _____

FILED NO. 004405

BOOK 64 PAGE 9

2000 MAY 25 PM 12:43
12:43 pm
MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

Preparer Information LEONARD M. FLANDER, 223 EAST COURT AVENUE, WINTERSET, (515) 462-4912
Individual's Name Street Address City Phone

Address Tax Statement: Brenda Dahlgren, 16 N. Lincoln, Colfax, IA 50054

SPACE ABOVE THIS LINE
FOR RECORDER



WARRANTY DEED

For the consideration of Seventy-five Thousand and no/100
Dollar(s) and other valuable consideration,
Ruby C. Bennett, Single

do hereby Convey to
Brenda Dahlgren, Single

the following described real estate in Madison County, Iowa:

Commencing at the Northeast corner of the West 6.51 Acres of the Northeast Fractional Quarter (1/4) of the Northwest Quarter (1/4) of Section One (1) in Township Seventy-five (75) North, Range Twenty-eight (28) West of the 5th P. M., Madison County, Iowa, and at a point on the center line of Highway No. 92, running thence South 160 feet, thence West 78 feet, thence North 160 feet, thence East 78 feet to the place of beginning, except that part conveyed or used for road purposes



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

Dated: 5-24-00

MADISON COUNTY,

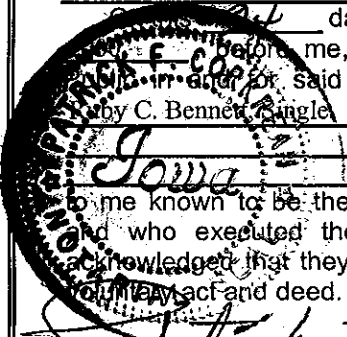
ss:

Ruby C. Bennett
Ruby C. Bennett (Grantor)

(Grantor)

(Grantor)

(Grantor)



_____ day of May,
before me, the undersigned, a Notary Public in and for said State, personally appeared Ruby C. Bennett, Single

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 own free act and deed.

Patrick F. Cook
Patrick F. Cook
Notary Public

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