

FILED NO. **005440**

BOOK **142** PAGE **822**

2000 AUG -7 PM 3:36

RECS \$ 5⁰⁰
AUD \$ 25⁰⁰
P.M.F. \$ 1⁰⁰

COMPUTER
RECORDED
COMPARED _____

MICKI UTSLER
RECORDER
MADISON COUNTY, IOWA

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



✓ Address Tax Statement : Charles Tucker
1705 West Summit
Winterset IA 50273

SPACE ABOVE THIS LINE
FOR RECORDER

WARRANTY DEED - JOINT TENANCY

For the consideration of NONE
Dollar(s) and other valuable consideration,
CHARLES E. TUCKER and ADA SUE TUCKER, husband and wife,

do hereby Convey to
CHARLES E. TUCKER and ADA SUE TUCKER, 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:

Commencing 60 feet North and 430 feet West of the Southeast Corner of Section Thirty-five (35), in Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, thence North 264.71 feet, thence East 160 feet, thence South 264.71 feet, thence West 160 feet to the point of beginning and an easement to construct, lay, maintain, repair and replace underground sewer lines in and to the following described real estate, to-wit: Commencing at the Northwest Corner of the above-conveyed tract of real estate, running thence West 0°00' 388.71 feet, thence South 0°00' 12 feet, thence West 0°00' 27.31 feet, thence South 56°17' West 224.77 feet, thence North 23°43' West 20 feet, thence North 56°17' East 259 feet, thence East 0°00' 413.11 feet, thence South 0°00' 20 feet, thence West 0°00' 20 feet to the point of beginning.

The East Half (1/2) of the Fractional Southwest Quarter (1/4) of Section Nineteen (19), in Township Seventy-four (74) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa.

The South Half (1/2) of the Northeast Quarter (1/4) of Section Thirty-six (36), Township Seventy-five (75) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa.

The West Half (1/2) of the Northeast Quarter (1/4) of Section Fourteen (14), Township Seventy-four (74) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa.

The Southwest Quarter (1/4) of Section Twenty-one (21), Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa.

This transaction is between husband and wife without actual consideration. No transfer stamps are required.

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:
MADISON COUNTY,

Dated: August 7, 2000

On this 7th day of AUGUST,
2000, before me, the undersigned, a Notary Public in and for said State, personally appeared
CHARLES E. TUCKER and ADA SUE TUCKER

Charles E. Tucker
CHARLES E. TUCKER (Grantor)

Ada Sue Tucker
ADA SUE TUCKER (Grantor)

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.

Connie Harvey
CONNIE HARVEY
Notary Public

(Grantor)

(Grantor)

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

