

FILED NO. **004988**

BOOK **142** PAGE **717**

2000 JUL -6 PM 3:27

REC'D 5.00  
AUG 5.00  
FEB 1.00

COMPUTER   
RECORDED   
COMPARED \_\_\_\_\_

NICHELLE UTSLER  
RECORDER  
MADISON COUNTY, IOWA

Preparer Information A. Zane Blessum, 113 N. John Wayne Drive, Winterset, IA 50273, (515) 462-1666

Individual's Name Street Address City Phone

Bruce P. Woodard, 2884 Cummings Road, Van Meter, IA 50261

SPACE ABOVE THIS LINE  
FOR RECORDER



### WARRANTY DEED - JOINT TENANCY

For the consideration of One and No/100  
Dollar(s) and other valuable consideration,  
Joseph J. Mazza and Deborah R. Mazza, husband and wife

do hereby Convey to  
Bruce P. Woodard and Melodee S. Woodard, 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:

A parcel of land in Fractional Section Thirty (30), Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5th P.M., and in Fractional Section Thirty-one (31), Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, described as follows: Beginning 50.91 feet South of the East Quarter (E 1/4) corner of Fractional Section Thirty (30), thence South 3257.0 feet, thence South 84°12' West 222.5 feet, thence North 33°37'09" West 360.41 feet, thence North 01°19'00" West 234.37 feet, thence North 01°19' West 928.2 feet, thence North 32°23' West 783.8 feet thence North 10°30' West 759.8 feet, thence North 67°56' East 1086.3 feet, to point of beginning, containing 45.01 acres more or less,

This deed is exempt it is given to correct the Warranty Deed filed March 8, 2000 in Book 142 on page 339 in the office of the Madison County Recorder.

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 IA \_\_\_\_\_, ss:  
MADISON COUNTY,

Dated: 7-3-00

On this 3rd day of July, before me, the undersigned, a Notary Public in and for said State, personally appeared Joseph J. Mazza and Deborah R. Mazza, husband and wife

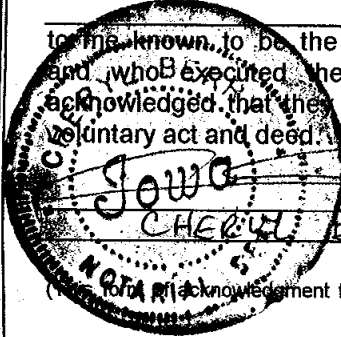
Joseph J. Mazza (Grantor)

Deborah R. Mazza (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.

\_\_\_\_\_  
(Grantor)

\_\_\_\_\_  
(Grantor)



Cheryl Berry  
Notary Public

(Notary acknowledgment for individual grantor(s) only)