

IOWA REALTY CO.
3501 WESTOWN PARKWAY
WEST DES MOINES, IA 50266

RECS \$ 5.00
AUD \$ 5.00
P.M.F. \$ 1.00

COMPUTER
RECORDED
COMPARED



88,500.00

| | |
|----------------------|---------|
| REAL ESTATE TRANSFER | |
| TAX PAID | 7 |
| STAMP # | |
| \$ 140.80 | |
| Michelle Utsler | |
| RECORDER | |
| 8-2-00 | Madison |
| DATE | COUNTY |

FILED NO. 005362

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2000 AUG -2 AM 10:34

MICKI UTSLER
RECORDER
MADISON COUNTY IOWA
50266 (515)-433-4682

PREPARED BY: K. KIMBROW MIDLAND ESCROW, 3501 WESTOWN PKWY, WEST DES MOINES, IOWA 50266

SPACE ABOVE THIS LINE FOR RECORDER

✓ LENDER TO COMPLETE: Address Tax Statements to: Jeffrey + Dawn Hovick 315 McKinley Twp IA 50257

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: In consideration of the sum of ONE Dollar and other good and valuable consideration, the receipt of which is hereby acknowledged, Steven M. Ogbourne and Helen J. Ledvina, k/n/a Helen J. Ogbourne, husband and wife, hereby convey unto Jeff Hovick and Dawn Hovick, husband and wife as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate, situated in Madison County, Iowa:

A tract of land commencing at a point 483 feet West and 76.7 feet North of the Southeast corner of the Northeast Quarter (1/4) of Section Sixteen (16) in Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, thence North 111.8 feet, thence West 177 feet, thence South 111.25 feet, thence South 89°49.35', East 177 feet to the point of beginning and containing 0.45 acres, more or less



SUBJECT TO ALL COVENANTS, RESTRICTIONS AND EASEMENTS OF RECORD.

Grantors do hereby covenant with grantees, and their successors in interest, that said grantors hold fee title to the real estate; that they have good and lawful authority to sell and convey the same; that said premises are free and clear of all liens and encumbrances whatsoever except as may be above stated; and they covenant to warrant and defend said 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 such 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 7-31, 2000

Steven M. Ogbourne
Steven M. Ogbourne

Helen J. Ogbourne
Helen J. Ogbourne

STATE OF Iowa, Polk COUNTY, SS:

On this 31st day of July, A.D. 2000 before me, a Notary Public in and for the State of Iowa, personally appeared Steven M. Ogbourne and Helen J. Ledvina, k/n/a Helen J. Ogbourne, husband and wife, known to be the persons named in and who executed the foregoing instrument, and acknowledge that they executed the same as their voluntary act and deed.

Kent Waddell 4-10-03
Notary Public in and for Said State