

REC \$ 5.00  
AUD \$ 5.00  
R.M.F. \$ 1.00

FILED NO. 005631

BOOK 64 PAGE 187

2000 AUG 22 AM 9:46

MICKI UTSLER  
RECORDER  
MADISON COUNTY, IOWA

**IOWA REALTY**  
3501 WESTOWN PKWY  
WEST DES MOINES, IOWA 50266

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

PREPARED BY: S. STRAIT, MIDLAND ESCROW SERVICES, 3501 WESTOWN PKWY, WDM IOWA 50266 453-4681

SPACE ABOVE THIS LINE FOR RECORDER

LENDER TO COMPLETE: SEND TAX STATEMENT TO 905 SOUTH 8<sup>TH</sup> AVE., WINTERSET, IOWA 50273

### 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, PATRICIA A. DWYER AND GARY L. DWYER, WIFE AND HUSBAND, hereby convey unto Anjanette VIRGENE MINER, FKA Anjanette VIRGENE MAXWELL, A SINGLE PERSON, the following described real estate, situated in MADISON County, Iowa:

THE NORTH HALF OF:  
THE WEST 152 FEET OF THE SOUTH ONE-FOUR (1/4) OF LOT EIGHTEEN (18)  
AND THE WEST 152 FEET OF THE NORTH THREE-FIFTHS (3/5) OF LOT NINE  
TEEN (19) OF HUTCHINGS ADDITION TO THE TOWN OF WINTERSET, MADISON  
COUNTY, IOWA.

NO REVENUE OR DECLARATION. DEED ACCOMPANIES TRUST DEED.

#### 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 Aug 15, 2000.

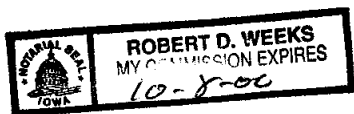
By: *Patricia A. Dwyer*  
PATRICIA A. DWYER

By: *Gary L. Dwyer*  
GARY L. DWYER

STATE OF IOWA

Madison )SS.  
COUNTY OF ~~POLK~~

On this 15 day of Aug, A.D. 2000, before me, a Notary Public in and for said State personally appeared PATRICIA A. DWYER AND GARY L. DWYER, WIFE AND HUSBAND, known to be the person named in and who executed the foregoing instrument, and acknowledge that THEY executed the same as THEIR voluntary act and deed.



*Robert D. Weeks*