

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

REC \$ 5⁰⁰
AUD \$ 5⁰⁰
R.M.F. \$ 1⁰⁰

COMPUTER
RECORDED
COMPARED _____

REAL ESTATE TRANSFER
TAX PAID 29
STAMP #
\$ 149.60
Michelle Utsler
RECORDER
9-22-00 Madison
DATE COUNTY

FILED NO. 006062
BOOK 64 PAGE 243
2000 SEP 22 PM 12:09
MICKI UTSLER
RECORDER
MADISON COUNTY, IOWA

PREPARED BY: Lisa Allen MIDLAND ESCROW, 3501 WESTOWN PKWY, WEST DES MOINES, IOWA 50266 515-453-6264

SPACE ABOVE THIS LINE FOR RECORDER

LENDER TO COMPLETE: Address Tax Statements to: Jerry F. Waltz, 622 S. 7th Ave., Windsor IA 50273
\$94,000.00

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, KEVAN B. WIGGINS AND TAMARA L. WIGGINS, HUSBAND AND WIFE, hereby convey unto JERRY F. WALTZ AND EVALEE S. WALTZ, 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:

LOT SIX (6) EXCEPT ALL THAT PART OF THE SOUTH 66 FEET THEREOF LYING WEST OF THE WEST LINE OF LOT SEVEN (7), OF THE RE-SUBDIVISION OF LOTS ELEVEN (11), TWELVE (12), AND THIRTEEN (13) OF HUTCHINGS' ADDITION TO WINTERSET, MADISON COUNTY, IOWA.

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 9-20, 2000

[Signature]
KEVAN B. WIGGINS

[Signature]
TAMARA L. WIGGINS

STATE OF IA, MADISON COUNTY, SS:

On this 20th day of SEPTEMBER, A.D. 2000, before me, a Notary Public in and for the State of IOWA, personally appeared, KEVAN B. WIGGINS AND TAMARA L. WIGGINS, 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.

[Signature]
Notary Public in and for Said State

ROBERT F. WALTZ
MY COMMISSION EXPIRES
16 JULY 2001