

REAL ESTATE TRANSFER
TAX PAID 9
STAMP #
\$ 103.20
Michelle Utzler
RECORDER
3-2-04 Madison
DATE COUNTY

REC \$ 5⁰⁰
AUD \$ 5⁰⁰
H.M.F. \$ 1⁰⁰
5⁰⁰

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FILED NO. 923
BOOK 2004 PAGE 923
2004 MAR -2 PM 12:08
(12:08 PM)
NICKI UTSLER
RECORDER
MADISON COUNTY, IOWA

Preparer Information Samuel H. Braland, 115 E. First Street, P.O. Box 370, Earlham, Iowa 50072 (515) 758-2267
Individual's Name Street Address City Phone

Address tax statement: Kent M. & Sondra A. Carlson, 5004 Country Club Blvd., Des Moines, Iowa 50312

SPACE ABOVE THIS LINE
FOR RECORDER



WARRANTY DEED - JOINT TENANCY

For the consideration of ---Sixty-five Thousand
Dollar(s) and other valuable consideration,
MICHAEL W. FOSTER and DIANN FOSTER, husband and wife,

do hereby Convey to
KENT M. CARLSON and SONDR A. CARLSON, 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:

Lot Ten (10) in the Subdivision of Lots Four (4) and Five (5) in Block Four (4) of the Original Town
of Earlham, Madison County, Iowa, AND Lots One (1) and Two (2) of Hawkins and Barnett's
Subdivision of Lots Four (4) and Five (5) in Block Four (4) of the Original Town of Earlham,
Madison County, Iowa.

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

Dated: February 28, 2004

MADISON COUNTY, ss:

On this 28th day of February,
2004, before me, the undersigned, a Notary
Public in and for said State, personally appeared
Michael W. Foster and Diann Foster

Michael W. Foster
Michael W. Foster (Grantor)

Diann Foster
Diann Foster (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
joint act and deed.

(Grantor)

(Grantor)

Samuel H. Braland
Notary Public

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