

Document 2004 1852

Book 2004 Page 1852 Type 03 01 Pages 1  
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Rec Amt \$11.00 Aud Amt \$5.00  
Rev Transfer Tax \$31.20  
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MICHELLE "MICKI" UTSLER, COUNTY RECORDER  
MADISON IOWA

COMPUTER	<input checked="" type="checkbox"/>
RECORDED	<input checked="" type="checkbox"/>
COMPARED	<input type="checkbox"/>

Preparer Information Jane E. Rosien, 223 East Court Avenue, Winterset, IA 50273, (515) 462-4912

Individual's Name

Street Address

City

Phone

✓ Address Tax Statement : Jeff & Kobie Alcorn  
621 E. Court Avenue, Winterset, IA 50273

SPACE ABOVE THIS LINE  
FOR RECORDER



### WARRANTY DEED - JOINT TENANCY

For the consideration of Twenty Thousand and 00/100-----(\$20,000.00) -----  
Dollar(s) and other valuable consideration,  
LARRY J. BREEDING and WILMA F. BREEDING, Husband and Wife

do hereby Convey to  
JEFF ALCORN and KOBIE ALCORN, 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 Eight (8) in Block Three (3) of Laughridge & Cassiday's Addition to the Town of Winterset, 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: April 21, 2004

MADISON COUNTY, ss:

On this 21st day of April,  
2004, before me, the undersigned, a Notary Public in and for said State, personally appeared  
Larry J. Breeding and Wilma F. Breeding

Larry J. Breeding  
Larry J. Breeding (Grantor)

Wilma F. Breeding  
Wilma F. Breeding (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.

Terri L. Collins  
Terri L. Collins Notary Public

(Grantor)



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

(Grantor)