

REAL ESTATE TRANSFER
TAX PAID 42
STAMP # 20
\$ 47
Michelle Utzler
RECORDER
3-30-04 Madison
DATE COUNTY

REC \$ 5.00
AUD \$ 10.00
R.M.F. \$ 1.00

FILED NO. **1353**
BOOK 2004 PAGE 1353
2004 MAR 30 AM 10:31
(10:31 AM)
MICHELLE UTZLER
RECORDER
MADISON COUNTY, IOWA

COMPUTER
RECORDED
COMPARED

Preparer Information Jerrold B. Oliver, P.O. Box 230, Winterset, Iowa 50273

Individual's Name Street Address City Phone

Address Tax Statement : Robert Kirland and Sheila Kirkland
1599 330th Street, Lorimor, Iowa 50149

SPACE ABOVE THIS LINE
FOR RECORDER



WARRANTY DEED - JOINT TENANCY

For the consideration of \$42,400.00
Dollar(s) and other valuable consideration,
Ronald Woodley and Norma J. Woodley, Husband and Wife

do hereby Convey to
Robert Kirland and Sheila Kirkland

as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described
real estate in Madison County, Iowa:

The Northwest Quarter (1/4) of the Southwest Fractional Quarter (1/4) of Section Thirty (30), in Township Seventy-four (74) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa; AND the East Half (1/2) of the Southeast Quarter (1/4) of Section Twenty-five (25), in Township Seventy-four (74) North Range Twenty-nine (29), EXCEPT Parcel "A", located in the Southeast Quarter (1/4) of the Southeast Quarter (1/4) of said Section Twenty-five (25), containing 7.770 acres, as shown in Plat or Survey filed in Book 3, Page 45 on July 22, 1997, in the Office of the Recorder of Madison County, Iowa.

This Deed is given in satisfaction of a contract Recorded in Deed Record 139, Page 867 of the Recorder's Office of 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: March 27, 2004

Madison COUNTY, ss:

On this 27 day of March,
2004, before me, the undersigned, a Notary Public in and for said State, personally appeared
Ronald Woodley and Norma J. Woodley

Ronald Woodley (Grantor)

Norma J. Woodley (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.

(Grantor)

Jerrold B. Oliver
Notary Public

(Grantor)

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

