ENTERED FOR DAY OF

Document 2004 3316

Book 2004 Page 3316 Type 03 01 Pages 1 Date 7/16/2004 Time 2:03 PM Rec Amt \$7.00 Aud Amt \$5.00 Rev Transfer Tax \$303.20

Rev Stamp# 219 DOV# 329

MICHELLE "MICKI" UTSLER, COUNTY RECORDER MADISON TOWA

Return to:

VIOWA REALTY CO., 3501 Westown Parkway, West Des Moines, Iowa 50266 (wt) PH # (515) 453-6264

This instrument prepared by:

ROSS F. BARNETT, ABENDROTH & RUSSELL, P.C., 2536 - 73rd Street, Urbandale, Iowa 50322

Mail tax statements to:

Larry Castillo, 605 W. Filmore, Winterset, IA 50273

COMPUTER. RECORDED. COMPARED

File #14406008

# 189,900.00

## WARRANTY DEED

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, Monte R. Lorenzen a/k/a Monte Lorenzen and Cynthia A. Lorenzen f/k/a Cynthia A. Schulz, husband and wife, do hereby convey unto Larry Castillo and Julia Castillo, 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:

Lots Seven (7) and Eight (8) in Block Three (3) of A.B. Shriver's Addition to the Town of Winterset, Madison County, Iowa



## SUBJECT TO ALL COVENANTS, RESTRICTIONS, AND EASEMENTS OF RECORD

Grantors do hereby covenant with Grantees, and successors in interest, that said 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 relinquish 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.

) SS:	
COUNTY OF MADISON )	
مأه	
On this An day of July , 2004,	
before me the undersigned, a Notary Public in	Ma
and for said State, personally appeared Monte	IVIO
R. Lorenzen and Cynthia A. Lorenzen,	
husband and wife, 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	Cv
and deed.	~ ,
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iblic in and for the said State

STATE OF IOWA

CONNIE HARVEY **COMMISSION # 196621** MY COMMISSION EXPIRES

R. Lorenzen