

MICHELLE "MICKI" UTSLER, COUNTY RECORDER
MADISON IOWA

ENTERED FOR TAXATION
THIS 29 DAY OF June 2004
Jean Utsler
Debby Corkran

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

Return to:
IOWA 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:
Wildwood Estates, 124 W. Jefferson, Winterset, IA 50273

File #14405010

37,400.⁰⁰

WARRANTY DEED

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Jeannie Barr a/k/a Jeanne Barr, n/k/a Jeannie Campbell and Chad Campbell, wife and husband**, do hereby convey unto **Wildwood Estates**, the following-described real estate in **Madison County, Iowa**:



The East Half (1/2) of Lots One (1) and Two (2) in Block Four (4) of Gaff & Bevington'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.

STATE OF Iowa)
) SS:
COUNTY OF Madison)

Dated: 6-23-04

On this 23rd day of June, 2004, before me the undersigned, a Notary Public in and for said State, personally appeared **Jeannie Campbell and Chad Campbell, wife and husband**, 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.

Jeannie Campbell
Jeannie Campbell

Chad Campbell
Chad Campbell

Steven R. Weeks
Notary Public in and for the said State

