

Book 2004 Page 3150 Type 03 01 Pages 1
Date 7/06/2004 Time 4:00 PM
Rec Amt \$7.00 Aud Amt \$5.00
Rev Transfer Tax \$41.60
Rev Stamp# 195

MICHELLE "MICKI" UTSLER, COUNTY RECORDER
MADISON IOWA

ENTERED FOR TAXATION
THIS 6 DAY OF July 2004
Jan. Utsler
Debby Corbman

Preparer Information John E. Casper, 223 E. Court Avenue, Winterset, (515) 462-4912
Individual's Name Street Address City

COMPUTER RECORDED
COMPARED Phone _____
SPACE ABOVE THIS LINE FOR RECORDER



Address Tax Statement : Bill Seibert and Mary E. Seibert
215 E. Sycamore Street
St. Charles, IA 50240

WARRANTY DEED - JOINT TENANCY

For the consideration of Twenty-six Thousand Four Hundred and No Cents--(\$26,400.00)
Dollar(s) and other valuable consideration,
Richard Anderson, a single person

do hereby Convey to
Bill Seibert and Mary E. Seibert, 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:

A tract of land commencing at a point 57.6 rods North and 95 Feet East of the Southwest Corner of the Southeast Quarter (1/4) of the Northwest Quarter (1/4) of Section Twenty-four (24), in Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, running thence East 150 feet, thence North to the North line of said Southeast Quarter (1/4) of the Northwest Quarter (1/4), thence West along said North line 150 feet, thence South to the point of beginning except all that part thereof lying North and West of the North line of the former railroad right-of-way across the said Southeast Quarter (1/4) of the Northwest Quarter (1/4) and except any part thereof conveyed for highway purposes,

This Deed is in fulfillment of the Real Estate Contract dated December 18, 1989 and filed for record on November 13, 1989 in teh Madison County Recorder's Office in Record Book 55 at Page 490.

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 Minnesota,
Ramsey COUNTY, ss:

Dated: 6/28/04

On this 28th day of June,
before me, the undersigned, a Notary Public in and for said State, personally appeared
Richard Anderson

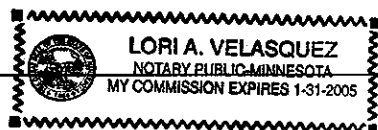
Richard Anderson
Richard Anderson (Grantor)

(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)

Lori A. Velasquez
Notary Public



(Grantor)

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