

ENTERED FOR TAXATION
31 DAY OF Aug 2004
Michelle Utsler
Deb Coulman

COMPUTER
RECORDED
COMPARED

Preparer Information Jerrold B. Oliver, P.O. Box 230, Winterset, (515) 462-3731

Individual's Name

Street Address

City

Phone



Address Tax Statement: Steve Sawyers
1233 State Highway 92, Winterset, IA 50273

SPACE ABOVE THIS LINE
FOR RECORDER

WARRANTY DEED

For the consideration of Thirty-nine thousand
Dollar(s) and other valuable consideration,
Garry Orr and Mary Ann Orr, husband and wife

do hereby Convey to
Steve Sawyers

the following described real estate in Madison County, Iowa:

Lot Seven (7) and the East Half of Lot Six (6), Block Eight (8), Pitzer & Knight's Addition to the City of Winterset,
Madison County, Iowa

This Deed is given in partial satisfaction of a Real Estate Contract filed in Book 2001, Page 1807 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: Aug. 25, 2004

MADISON COUNTY, ss:

On this 25 day of Aug.,
2004, before me, the undersigned, a Notary
Public in and for said State, personally appeared
Garry Orr and Mary Ann Orr

Garry Orr (Grantor)

Mary Ann Orr (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.

Jerrold B. Oliver
Notary Public

(Grantor)

(Grantor)

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