

Book 2004 Page 4141 Type 03 01 Pages 3  
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Rec Amt \$17.00 Aud Amt \$5.00  
Rev Transfer Tax \$87.20  
Rev Stamp# 312 DOV# 420

MICHELLE "MICKI" UTSLER, COUNTY RECORDER  
MADISON IOWA

THE IOWA STATE BAR ASSOCIATION  
Official Form No. 103

Jerrold B. Oliver ISBA # 04132

ENTERED FOR TAXATION  
THIS 3 DAY OF Sept 2004  
*Jan Welch*  
*Debby Cookson*  
DEPUTY RECORDER

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 : Craig B. Hubby and Deborah K. Hubby  
2371 300th Street, Peru, IA 50222

SPACE ABOVE THIS LINE  
FOR RECORDER



### WARRANTY DEED - JOINT TENANCY

For the consideration of Fifty-five thousand  
Dollar(s) and other valuable consideration,  
Pauline M. Spencer, single

do hereby Convey to  
Craig B. Hubby and Deborah K. Hubby, as Joint Tenants with Full Rights of Survivorship and Not as Tenants in Common

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

See Exhibit "A" attached.

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 \_\_\_\_\_, Dated: September 2, 2004  
ss: Pauline M. Spencer

On this \_\_\_\_\_ day of \_\_\_\_\_, before me, the undersigned, a Notary Public in and for said State, personally appeared  
By David R. Spencer (Grantor)  
By David R. Spencer, Attorney-In-Fact

\_\_\_\_\_ (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)

\_\_\_\_\_  
Notary Public (Grantor)  
(This form of acknowledgment for individual grantor(s) only)

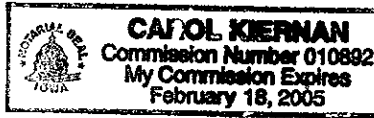


STATE OF IOWA, COUNTY OF MADISON, ss:

On this 2 day of September, 2004, before me, the undersigned, a Notary Public in and for said State, personally appeared DAVID B. SPENCER, to me known to be the person who executed the foregoing instrument in behalf of PAULINE M. SPENCER and acknowledged that (he) (~~she~~) executed the same as the voluntary act and deed of said

PAULINE M. SPENCER

Carol Kiernan  
Carol Kiernan, Notary Public in and for said State.



(Section 558.39, Code of Iowa)

Acknowledgment: For use in the case of natural persons acting by attorney

EXHIBIT "A"

The North Half ( $\frac{1}{2}$ ) of the Southeast Quarter ( $\frac{1}{4}$ ) and the Southwest Quarter ( $\frac{1}{4}$ ) of the Southeast Quarter ( $\frac{1}{4}$ ) of Section Eight (8), Township Seventy-four (74) North, Range Twenty-seven (27) West of the 5<sup>th</sup> P.M., Madison County, Iowa; EXCEPT the Southeast Quarter ( $\frac{1}{4}$ ) of the Southwest Quarter ( $\frac{1}{4}$ ) of the Southeast Quarter ( $\frac{1}{4}$ ) of Section Eight (8), Township Seventy-four (74) North, Range Twenty-seven (27) West of the 5<sup>th</sup> P.M., Madison County, Iowa.