ENTERED FOR TAXATION
THIS 19 DAY OF Nov 2004
Joan Welch
Debby Corkran

COMPUTER ✓
RECORDED ✓
COMPARED ✓

Document 2004 5462
Book 2004 Page 5462 Type 03 01 Pages 1
Date 11/19/2004 Time 10:30 AM
Rec Amt $7.00 Aud Amt $5.00
Rev Transfer Tax $87.20
Rev Stamp# 463 DOV# 558
MICHELLE "MICKI" UTSLER, COUNTY RECORDER
MADISON IOWA

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:
Patrick D. Kirkland, 515 W. Court, Winterset, IA 50273

File #14410006

vMCA
$ 54,900.00

WARRANTY DEED

For the consideration of One Dollar ($1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Rodney L. Dean and Kathy Leeks Dean, husband and wife**, do hereby convey unto **Patrick D. Kirkland and Carol L. Kirkland**, **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:

Lot Six (6) in Block Nine (9) of West Addition to the Town of Winterset, Madison County, Iowa

MCA

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 CALIFORNIA)
) SS:
COUNTY OF SONOMA)

On this 27 day of OCT, 2004, before me the undersigned, a Notary Public in and for said State, personally appeared **Rodney L. Dean and Kathy Leeks Dean, 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 and deed.

Rick Keller
Notary Public in and for the said State

Dated: 10/27/04

Rodney L. Dean

Kathy Leeks Dean

RICK KELLER
Commission # 1452004
Notary Public - California
Sonoma County
My Comm. Expires Nov 18, 2007