

ENTERED FOR TAXES ON
THIS DAY OF Mar 2005
Jan A. Lelek
Debra L. Wood
DEPUTY

Document 2005 1017
Book 2005 Page 1017 Type 03 01 Pages 1
Date 3/10/2005 Time 2:23 PM
Rec Amt \$7.00 Aud Amt \$5.00
Rev Transfer Tax \$85.60
Rev Stamp# 103 DOV# 106
MICHELLE "MICKI" UTSLER, COUNTY RECORDER
MADISON IOWA

This instrument prepared by:
ROSS F. BARNETT, ABENDROTH & RUSSELL, P.C., 2536 - 73rd Street, Urbandale, Iowa 50322

Return to:
IOWA REALTY CO., 3501 Westown Parkway, West Des Moines, Iowa 50266

(cc) PH # (515) 453-5724

Mail tax statements to:
Loren T. & Margaret F. Ripperger, 201 W. LeClaire Rd., Eldridge, IA 52748

COMPUTER
RECORDED
COMPARED

File #7502067

MCA

\$ 54,000.00

WARRANTY DEED

For the consideration of One (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Debra L. Davis, f/k/a Debra Wood, a/k/a Debra L. Wood, a single person**, does hereby convey unto **Loren T. Ripperger and Margaret F. Ripperger, 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:

Parcel "A", located in the Southeast Quarter (1/4) of the Southeast Quarter (1/4) of Section Eighteen (18), Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, containing 22.904 acres, as shown in Plat of Survey filed in Book 3, Page 642 on November 7, 2000, in the Office of the Recorder of 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 Iowa)
COUNTY OF Polk) SS:

Dated: 3/8/05

On this 8th day of March, 2005, before me the undersigned, a Notary Public in and for said State, personally appeared **Debra L. Davis, f/k/a Debra Wood, a/k/a Debra L. Wood, a single person**, to me known to be the identical person named in and who executed the foregoing instrument and acknowledged that she executed the same as her voluntary act and deed.

Debra L. Davis
Debra L. Davis



Carolin M. Gibson
Notary Public in and for said State