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Book 2005 Page 434 Type 03 01 Pages 2
Date 2/01/2005 Time 3:11 PM
Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$114.40
Rev Stamp# 43 DOV# 44

MICHELLE "MICKI" UTSLER, COUNTY RECORDER
MADISON IOWA

THE IOWA STATE BAR ASSOCIATION
Official Form No. 103

James L. Bergkamp, Jr. ISBA # 15470

ENTERED FOR TAXATION
THIS 1st DAY OF Sep 2005
James Utsler
Robby Cookman

SEARCHED
RECORDED
COMPARED

Preparer Information James L. Bergkamp, Jr., 218 S. 9th St., P.O. Box 8, Adel, (515) 993-1000

Individual's Name Street Address City Phone



Address Tax Statement : William C. Staley and Betty L. Staley
\$ 71,900.00 3301 200th Lane, Prole, IA 50229

SPACE ABOVE THIS LINE FOR RECORDER

WARRANTY DEED - JOINT TENANCY

For the consideration of One and no/100 (\$1.00)
Dollar(s) and other valuable consideration,
Guido Sanger, Jr., single, by Stephanie L. Sanger-Walter under Power of Attorney

do hereby Convey to
William C. Staley and Betty L. Staley, 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 parcel of land located in the Southeast Quarter (1/4) of the Southeast Quarter (1/4) of Section Twenty-three (23), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th Principal Meridian, Madison County, Iowa, more particularly described as follows: Commencing at the Southeast Corner of Section Twenty-three (23), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th Principal Meridian, Madison County, Iowa; thence, along the East line of said Section Twenty-three (23), North 00°00'00" 119.00 feet; thence South 90°00'00" West 50.00 feet to the Point of Beginning; thence South 90°00'00" West 295.00 feet; thence North 00°00'00" 295.00 feet; thence North 90°00'00" East 295.00 feet; thence South 00°00'00" 295.00 feet to the Point of Beginning, containing 1.998 acres, as shown in Plat of Survey filed on December 18, 1992, in Book 2, Page 356 of the records of the Recorder of Madison County, Iowa;

subject to any easements and restrictions of record.

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 COUNTY, ss:

Dated: 1-24-05
Guido Sanger Jr. by Stephanie L. Sanger-Walter under Power of Attorney (Grantor)
Guido Sanger, Jr. by Stephanie L. Sanger-Walter under Power of Attorney (Grantor)

On this day of before me, the undersigned, a Notary Public in and for said State, personally appeared

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.

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

STATE OF IOWA, Polk COUNTY, ss:

On this 24 day of January, 2005, before me, a Notary Public in and for the State of Iowa, personally appeared Stephanie L. Sanger-Walter, to me known to be the identical person named in and who executed the foregoing instrument, and acknowledged that the person, as the fiduciary, executed the instrument as the voluntary act and deed of the person and of the fiduciary.

Debra L. Staley
Notary Public in and for the State of Iowa

