

Document 2005 1684

Book 2005 Page 1684 Type 03 001 Pages 2  
Date 4/18/2005 Time 2:14 PM  
Rec Amt \$12.00 Aud Amt \$5.00  
Rev Transfer Tax \$248.00  
Rev Stamp# 166 DOV# 165

MICHELLE "MICKI" UTSLER, COUNTY RECORDER  
MADISON IOWA

EMPOWERED FOR TAKING ACTION  
APR 18 2005  
Jan Utsler  
Debby Corkleam

COMPUTER	<input checked="" type="checkbox"/>
RECORDED	<input checked="" type="checkbox"/>
COMPARED	<input type="checkbox"/>



### WARRANTY DEED

(Joint Tenancy)

THE IOWA STATE BAR ASSOCIATION

Official Form No. 103

Recorder's Cover Sheet

**Preparer Information:** (Name, address and phone number)

Jerrold B. Oliver, P.O. Box 230, Winterset, IA 50273, Phone: (515) 462-3731

\$ 155,500.00

**Taxpayer Information:** (Name and complete address)

Timothy J. Daggett and Micki R. Ashby  
916 W Husky Dr.  
Winterset, IA 50273

**Return Document To:** (Name and complete address)

✓ Jerrold B. Oliver  
PO BOX 230  
Winterset, IA 50273

**Grantors:**

Richard R. Tyer

**Grantees:**

Timothy J. Daggett  
Micki R. Ashby

**Legal description:** See Page 2

**Document or instrument number of previously recorded documents:**



### WARRANTY DEED - JOINT TENANCY

For the consideration of One hundred fifty-five thousand five hundred  
Dollar(s) and other valuable consideration,

Richard R. Tyer, Single

do hereby Convey to  
Timothy J. Daggett and Micki R. Ashby

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

Lot Five (5) of Nelson-Acres Plat 1 to the City of Winterset, 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  
COUNTY OF MADISON

Dated: April 14, 2005

This instrument was acknowledged before me on  
April 14, 2005  
by Richard R. Tyer

Richard R. Tyer  
Richard R. Tyer (Grantor)

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

Connie Harvey  
\_\_\_\_\_, Notary Public

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

  
CONNIE HARVEY  
COMMISSION # 135521  
MY COMMISSION EXPIRES: 05-26-07

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

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