

Document 2005 1206

Book 2005 Page 1206 Type 03 01 Pages 2  
Date 3/21/2005 Time 4:22 PM  
Rec Amt \$12.00 Aud Amt \$5.00  
Rev Transfer Tax \$289.60  
Rev Stamp# 122 DOV# 124

MICHELLE "MICKI" UTSLER, COUNTY RECORDER  
MADISON IOWA

21 Nov 2005  
*Jan Welch*  
*Debby Corbett*

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

*Change from*  
*\$181,500.00*



### 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

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

Jeremy S. Frease and Jennifer S. Frease  
714 South 3rd Ave.  
Winterset, IA 50273

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

Jerrold B. Oliver  
PO BOX 230  
Winterset, IA 50273

**Grantors:**

CHRISTOPHER D. FAIRHOLM  
KELLI J. FAIRHOLM

**Grantees:**

Jeremy S. Frease  
Jennifer S. Frease

**Legal description:** See Page 2

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



### WARRANTY DEED - JOINT TENANCY

For the consideration of ONE HUNDRED EIGHTY-ONE THOUSAND FIVE HUNDRED  
Dollar(s) and other valuable consideration,  
CHRISTOPHER D. FAIRHOLM AND KELLI J. FAIRHOLM, HUSBAND AND WIFE

do hereby Convey to  
JEREMY S. FREASE AND JENNIFER S. FREASE

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

Commencing at a point 176 feet North of the Southwest Corner of the South Half (S $\frac{1}{2}$ ) of the North Half (N $\frac{1}{2}$ ) of the  
Southwest Quarter (SW $\frac{1}{4}$ ) of the Southwest Quarter (SW $\frac{1}{4}$ ) of Section Thirty-six (36), Township Seventy-six (76) North,  
Range Twenty-eight (28) West of the 5th P.M., thence East 255 feet, thence North 154 feet, thence West 255 feet, thence  
South to the place of beginning, subject to easement reserved for water pipeline along the South Ten (10) feet of said tract  
and along the East Ten (10) feet of the West Forty-three (43) feet of said tract,

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: 3/18/05

This instrument was acknowledged before me on  
CHRISTOPHER D. FAIRHOLM AND KELLI J.  
FAIRHOLM

Christopher D. Fairholm  
CHRISTOPHER D. FAIRHOLM (Grantor)

Kelli J. Fairholm  
KELLI J. FAIRHOLM (Grantor)

[Signature], Notary Public

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

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

