

Book 2005 Page 1360 Type 03 01 Pages 1
Date 3/31/2005 Time 11:21 AM
Rec Amt \$7.00 Aud Amt \$5.00
Rev Transfer Tax \$118.40
Rev Stamp# 137 DOV# 139
MICHELLE "MICKI" UTSLER, COUNTY RECORDER
MADISON IOWA

ENTERED FOR TAXATION
THIS 31 DAY OF Mar 2005
Joan Welch
Debbie Coakley
DEPUTY ASSESSOR

Preparer Information Julie A. Forsyth, 113 North John Wayne Drive, Winterset, Iowa 50273, (515) 462-1666
Individual's Name Street Address City Phone



Address Tax Statement: Nicole Love
521 North 7th Street, Winterset, Iowa 50273

SPACE ABOVE THIS LINE
FOR RECORDER

WARRANTY DEED

COMPUTER
RECORDED
COMPARED

For the consideration of SEVENTY-FOUR THOUSAND FIVE HUNDRED (\$74,500.00)
Dollar(s) and other valuable consideration,
Harold D. Forsyth and Julie A. Forsyth, husband and wife, as joint tenants with full rights of survivorship and not as
tenants in common

do hereby Convey to
Nicole D. Love, Single

the following described real estate in MADISON County, Iowa:

Lot Four (4) in Block Three (3) of Rail Road Addition to the Town 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
MADISON COUNTY, ss:

Dated: 3-16-05

On this 16th day of March, 2005, before me, the undersigned, a Notary Public in and for said State, personally appeared Harold D. Forsyth and Julie A. Forsyth, husband and wife, as joint tenants with full rights of survivorship and not as tenants in common.

Harold D. Forsyth (Grantor)

Julie A. Forsyth (Grantor)

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.

Carrie Bardwell
Notary Public

(Grantor)

(Grantor)

(This form of acknowledgment is only valid if signed by the Notary Public)
CARRIE DEE BARDWELL
Commission Number 722000
My Commission Expires
April 23, 2006