

ENTERED FOR TAXATION
THIS 21 DAY OF April 2005
Joan Walters
Dubby Corkran
DEPUTY RECORDER

Document 2005 1409

Book 2005 Page 1409 Type 03 001 Pages 2
Date 4/01/2005 Time 12:30 PM
Rec Amt \$12.00 Aud Amt \$5.00

MICHELLE "MICKI" UTS, COUNTY RECORDER
MADISON IOWA

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



WARRANTY DEED
THE IOWA STATE BAR ASSOCIATION
Official Form No. 101
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

G. Stephen Walters
101 1/2 W. Jefferson
Winterset, IA 50273
Phone: (515) 462-3731

Taxpayer Information: (Name and complete address)

Joyce Gunvaldsen-Hilden
324 South 10th Avenue, Winterset, IA 50273

Return Document To: (Name and complete address)

P.O. Box 230, Winterset, IA 50273

Grantors:

Joyce Gunvaldsen Hilden

Grantees:

Joyce Gunvaldsen-Hilden

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED

For the consideration of None
Dollar(s) and other valuable consideration,
Joyce Gunvaldsen Hilden, a/k/a Joyce Gunvaldsen-Hilden, an Unmarried Person

do hereby Convey to
Joyce Gunvaldsen Hilden, as Trustee of the Hilden Trust dated May 8, 1998

the following described real estate in Madison County, Iowa:
Lot One (1) of West End Townhomes Addition, an Addition to the City of Winterset, Madison County, Iowa.

This Warranty Deed is given, without consideration, to supplement and modify a Warranty Deed previously given which incorrectly named the Grantee as "Joyce Gunvaldsen-Hilden", rather than as "Joyce Gunvaldsen Hilden, as Trustee of the Hilden Trust dated May 8, 1998".

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

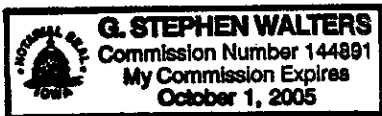
Dated: March 31, 2005

This instrument was acknowledged before me on March 31, 2005 by Joyce Gunvaldsen Hilden

Joyce Gunvaldsen Hilden
Joyce Gunvaldsen Hilden (Grantor)

G. Stephen Walters, Notary Public

(Grantor)



(Grantor)

(Grantor)

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