

001055

FILED NO. _____
BOOK 2001 PAGE 1055

2001 MAR 19 PM 2:50

REC \$ 5⁰⁰
AUD \$ 5⁰⁰
R.M.F. \$ 1⁰⁰

COMPUTER
RECORDED
COMPARED _____

MICKI UTSLER
RECORDER
MADISON COUNTY, IOWA

Preparer Information Samuel H. Braland, 115 E. First Street, P.O. Box 370, Earlham, Iowa 50072

Individual's Name Street Address City Phone
Address Tax Statement: Donald R. & Lisa M. Brittain, 1167 Kiowa Ave., Earlham, Iowa 50072

SPACE ABOVE THIS LINE
FOR RECORDER



WARRANTY DEED - JOINT TENANCY

For the consideration of ----One
Dollar(s) and other valuable consideration,
MARLIN J. BRITTAIN and GRETCHEN BRITTAIN, husband and wife,

do hereby Convey to
DONALD R. BRITTAIN and LISA M. BRITTAIN, 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:

The South 165 feet of the Northeast Quarter of the Southeast Quarter (NE¹/₄ SE¹/₄) of Section 10, Township 77
North, Range 28 West of the 5th P.M., Madison County, Iowa.

This is a transfer between parents and child for monetary consideration of less than \$500; therefore, this
transfer is exempt from the Iowa real estate transfer tax and declaration of value and groundwater hazard
statement filing requirements.

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, Dated: March 16, 2001

MADISON COUNTY, ss:

On this 16th day of March,
2001, before me, the undersigned, a Notary
Public in and for said State, personally appeared
Marlin J. Brittain and Gretchen Brittain

Marlin J. Brittain
Marlin J. Brittain (Grantor)

Gretchen Brittain
Gretchen Brittain (Grantor)

known to be the identical persons named in
who executed the foregoing instrument and
acknowledged that they executed the same as their
voluntary act and deed.

Susan Clark
Notary Public (Grantor)

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