

REAL ESTATE TRANSFER
TAX PAID <u>20</u>
STAMP #
\$ <u>303.20</u>
<u>Micki Utler</u>
RECORDER
DATE <u>6-11-01</u> COUNTY <u>Madison</u>

IOWA REALTY CO.
 3501 WESTOWN PARKWAY
 WEST DES MOINES, IA 50266

REC \$ 5.00
 AUD \$ 5.00
 R.M.F. \$ 1.00

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MICKI UTSLER
 RECORDER
 MADISON COUNTY, IOWA

COMPUTER X
 RECORDED X
 COMPARED _____

PREPARED BY: D. Cornelison, Esq, Iowa Realty, 3501 WESTOWN PKWY, WEST DES MOINES, IOWA 50266 515-453-6264/wt

SPACE ABOVE THIS LINE FOR RECORDER

Address Tax Statements to: Robert J. Valencia, 2391 Carver Rd., Winterset, IA 50273

\$ 190,000.⁰⁰

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: In consideration of the sum of ONE Dollar and other good and valuable consideration, the receipt of which is hereby acknowledged, **Bernal G. Bumbarger and Betty L. Bumbarger, Husband and wife**, hereby convey unto **Robert J. Valencia and Emily C. Valencia, Husband and Wife**, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate, situated in **Madison** County, Iowa:

The West 60 acres of the Southeast Quarter (1/4) of Section Eleven (11) in Township Seventy-five (75) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, except that portion deeded to the State of Iowa for Highway purposes, containing 26.8 acres, more or less, as set out at Book 104, Page 314 recorded October 14, 1974.

SUBJECT TO ALL COVENANTS, RESTRICTIONS AND EASEMENTS OF RECORD.

Grantors do hereby covenant with grantees, and their successors in interest, that said grantors hold fee title to the real estate; that they have good and lawful authority to sell and convey the same; that said premises are free and clear of all liens and encumbrances whatsoever except as may be above stated; and they covenant to warrant and defend said 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 such 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.

Dated JUNE 9, 2001.

Bernal G. Bumbarger
 Bernal G. Bumbarger

Betty L. Bumbarger
 Betty L. Bumbarger

STATE OF IOWA, MADISON COUNTY, SS:

On this 9th day of JUNE, 2001, before me, a Notary Public in and for said State, personally appeared, **Bernal G. Bumbarger and Betty L. Bumbarger, Husband and Wife**, known to be the persons named in and who executed the foregoing instrument, and acknowledge that they executed the same as their voluntary act and deed.

D.A. Bolton
 Notary Public in and for Said State

