

FILED NO. **002096**
BOOK **2001** PAGE **2096**
2001 MAY 24 AM 10:15

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

REC \$ 5⁰⁰
AUD \$ 5⁰⁰
R.M.F. \$ 1⁰⁰

COMPUTER
RECORDED
COMPARED

MICKI UTSLER
RECORDER
MADISON COUNTY, IOWA

PREPARED BY: W. Thomas MIDLAND ESCROW, 3501 WESTOWN PKWY, WEST DES MOINES, IOWA 50266 515-453-6264

Address Tax Statements to: Marsha Freed, 317 N. 4th Ave., Winterset, IA 50273

SPACE ABOVE THIS LINE FOR RECORDER

122,500

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, **RICHARD CLARK AND HELEN CLARK, Husband and Wife**, hereby convey unto **MARSHA FREED, A Single Person**, the following described real estate, situated in **Madison** County, Iowa:

The North Half (1/2) of Lots Three (3) and Four (4) in Block Seven (7) of the Original Town of Winterset, Madison County, Iowa

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.

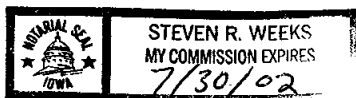
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Dated May 24, 2001.

Richard Clark
Richard Clark
Helen Clark
Helen Clark

STATE OF Iowa, Madison COUNTY, SS:

On this 24 day of May, 2001, before me, a Notary Public in and for said State, personally appeared, **Richard Clark and Helen Clark, 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.



Steven R. Weeks
Notary Public in and for Said State