

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

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

002545  
FILED NO. \_\_\_\_\_  
BOOK 2001 PAGE 2545

IOWA STATE TRANSFER	
TAX PAID <u>28</u>	
STAMP #	
\$ <u>263.20</u>	
<u>Micki Utsler</u>	
RECORDER	
DATE	COUNTY
<u>6-19-01</u>	<u>Madison</u>

01 JUN 19 AM 10:49

MICKI UTSLER  
RECORDER  
MADISON COUNTY, IOWA

PREPARED BY: D. Cornelson, Esq., Iowa Realty Co., Inc., 3501 Westown Parkway, West Des Moines, IA 50266 453-6211 (DV)

SPACE ABOVE THIS LINE FOR RECORDER

Address Tax Statements to: Ronnie Hammond and Kim A. Jones, 3359 140<sup>th</sup> St., Cumming, IA 50061

\$145,000.00

### 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 David Clair Smith and Janet L. Smith, husband and wife and Sylvia Jean Smith, unmarried hereby convey unto Ronnie Hammond, unmarried and Kim A. Jones, unmarried as Joint Tenants with Full Rights of Survivorship and not as Tenants in Common, the following described real estate, situated in Madison County, Iowa:

Lot Seven (7) of Evans Rural Estates Plat 2, a subdivision of the South Half (1/2) of the Southeast Quarter (1/4) of Section Twenty-four (24), in Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5<sup>th</sup> P.M., 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.

Signed this 14th day of June, 2001.

David Clair Smith  
David Clair Smith

Sylvia Jean Smith  
Sylvia Jean Smith  
6/13/2001

Janet L. Smith  
Janet L. Smith

STATE OF ARIZONA, COUNTY OF Pima ) SS.

On this 14th day of June, 2001, before me, the undersigned, a Notary Public in and for said State, personally appeared David Clair Smith and Janet L. Smith, husband and wife, known to be the persons named in and who executed the foregoing instrument, and acknowledged that they executed the same as their voluntary act and deed.

Patricia Freeman  
Notary Public in and for said State

STATE OF Indiana, COUNTY OF Marion ) SS.

On this 13th day of June, 2001, before me, the undersigned, a Notary Public in and for said State, personally appeared Sylvia Jean Smith, unmarried, known to be the person named in and who executed the foregoing instrument, and acknowledged that she executed the same as her voluntary act and deed.

Jana A. Hargett  
Notary Public in and for Said State  
My commission expires August 2, 2005  
Resident of Hancock County, Indiana