

**REAL ESTATE TRANSFER**  
**TAX PAID 15**  
 STAMP #  
 \$ 84.80  
*Michelle Utsler*  
 RECORDER  
 7-11-01 Madison  
 DATE COUNTY

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

COMPUTER   
 RECORDED   
 COMPARED \_\_\_\_\_

FILED NO. **002883**  
 BOOK 2001 PAGE 2883  
**01 JUL 11 PM 1:27**  
 MICKI UTSLER  
 RECORDER  
 MADISON COUNTY, IOWA

Preparer Information: JOHN E. CASPER, 223 EAST COURT AVENUE, WINTERSSET, (515) 462-4912  
 Individual's Name Street Address City Phone



Address Tax Statement: Thomas M. & Deborah Brown  
1304 W. Washington, Winterset, IA 50273

SPACE ABOVE THIS LINE  
FOR RECORDER

**WARRANTY DEED - JOINT TENANCY**

For the consideration of Fifty Three Thousand Four Hundred Ten and 00/100 ----- (\$53,400.00)  
 Dollar(s) and other valuable consideration,  
DONALD C. BROWN and PATRICIA R. BROWN, Husband and Wife

do hereby Convey to  
THOMAS M. BROWN and DEBORAH BROWN, 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:

Parcel 5B of Fieldstone Addition to the City of Winterset, Madison County, Iowa, And an undivided 1/22nd interest in  
 the common areas and facilities of Fieldstone Townhouses as shown in the Declaration of Covenants, Conditions and  
 Restrictions of Fieldstone Townhouses recorded in Town Lot Deed Record 59, Page 634 of the Recorder's Office of  
 Madison County, Iowa.

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: \_\_\_\_\_

MADISON COUNTY, ss:

On this \_\_\_\_\_ day of \_\_\_\_\_  
 \_\_\_\_\_, before me, the undersigned, a Notary  
 Public in and for said State, personally appeared  
Donald C. Brown and Patricia R. Brown

*Donald C. Brown*  
 Donald C. Brown (Grantor)

*Patricia R. Brown*  
 Patricia R. Brown (Grantor)

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

*Peggy Eichner*  
 \_\_\_\_\_  
 Notary Public

\_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_ (Grantor)

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

