

REAL ESTATE TRANSFER  
TAX PAID 1  
STAMP #  
\$ 228.00  
Michelle Utsler  
RECORDER  
11-2-01 Madison  
DATE COUNTY  
This instrument prepared by:

REC \$ 5<sup>00</sup>  
AUD \$ 3<sup>00</sup>  
R.M.F. \$ 1<sup>00</sup>

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

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FILED NO. \_\_\_\_\_  
BOOK 2001 PAGE 4980  
2001 NOV -2 PM 12: 21

MICKI UTSLER  
RECORDER  
MADISON COUNTY, IOWA

ROSS F. BARNETT, ABENDROTH & RUSSELL, P.C., 2536 - 73<sup>rd</sup> Street, Urbandale, Iowa 50322 PH # (515) 278-0623

Return to:

✓ ESCROW PROFESSIONAL COMPANY, 1401 - 50<sup>th</sup> Street, Suite 105, West Des Moines, Iowa 50266

Mail tax statements to:

JERRY D. LEONARD, 506 W. Clanton, St. Charles, Iowa

\$142,900.00%<sub>xx</sub>

## WARRANTY DEED

For the consideration of One (\$1.00) and other valuable consideration, **Everett Wolfe**, also known as **Everett S. Wolfe**, a single person, does hereby convey unto **Jerry D. Leonard and Sharilyne Kae Leonard**, 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:

**Lot Six (6) and Lot Seven (7) of KEPHART'S ADDITION to St. Charles, a Subdivision in Madison County, Iowa**

Grantors to 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 relinquish 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 )  
 ) SS:  
COUNTY OF POLK )

Dated: November 1, 2001

On this 1 day of November, 2001, before me the undersigned, a Notary Public in and for said State, personally appeared **Everett Wolfe**, also known as **Everett S. Wolfe**, a single person, to me known to be the identical person named in and who executed the foregoing instrument and acknowledged that he executed the same as his voluntary act and deed.

*Everett Wolfe AKA Everett S. Wolfe*  
Everett Wolfe, also known as  
Everett S. Wolfe

*Betsy Haas-Reineck*  
Notary Public in and for the State of Iowa

