

REC \$ 12.00  
AUD \$ 5.00  
R.M.F. \$ 1.00

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

REAL ESTATE TRANSFER	
TAX PAID <u>15</u>	
STAMP # _____	
\$ <u>235.94</u>	
RECORDED _____	
11/15/01	MADISON
DATE	COUNTY

FILED NO. 005164  
BOOK 2001 PAGE 5164  
2001 NOV 15 PM 3:12  
(3:12 PM)  
MICKI UTSLER  
RECORDER  
MADISON COUNTY, IOWA

Preparer Information Jerrold B. Oliver, P.O. Box 230, Winterset, Iowa 50273, (515) 462-3731  
Individual's Name Street Address City Phone



✓ Address Tax Statement : David and Sheryl Chapman  
509 W. Short, Winterset, IA 50273

SPACE ABOVE THIS LINE  
FOR RECORDER

### WARRANTY DEED - JOINT TENANCY

For the consideration of ONE HUNDRED FORTY-EIGHT THOUSAND  
Dollar(s) and other valuable consideration,  
VELMA V. AHNEN, a/k/a VELMA BREZO AHNEN, Single, by her attorney-in-fact  
William Dean Ahnen a/k/a W. Dean Ahnen

do hereby Convey to  
DAVID W. CHAPMAN and SHERYL E. CHAPMAN,

as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described  
real estate in Madison County, Iowa:

The East Half (1/2) of Lot Three (3) and a tract commencing at the Southeast corner of Lot Two (2) and  
running thence North 25 feet, thence West to the West line of the East Half (1/2) of said Lot Two (2),  
thence South 23 feet to the South line of said Lot Two (2), thence East to the point of beginning, in  
Benjamin Lindsey's Addition to the Town of Winterset, 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 \_\_\_\_\_, Dated: Nov. 8, 2001  
\_\_\_\_\_ COUNTY, ss: Velma V. Ahnen, a/k/a Velma Brezo Ahnen

On this \_\_\_\_\_ day of \_\_\_\_\_,  
before me, the undersigned, a Notary  
Public in and for said State, personally appeared  
William Dean Ahnen  
William Dean Ahnen, Attorney-in-fact (Grantor)

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

\_\_\_\_\_  
Notary Public \_\_\_\_\_ (Grantor)  
(This form of acknowledgment for individual grantor(s) only)



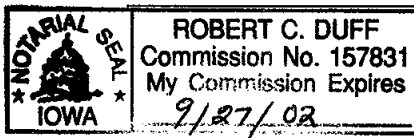
STATE OF IOWA, COUNTY OF MADISON, ss:

On this 8<sup>th</sup> day of Nov, 2001, before me, the undersigned, a Notary Public in and for said State, personally appeared William Dean Ahnen, to me known to be the person who executed the foregoing instrument in behalf of Velma V. Ahnen, a/k/a Velma Brezo Ahnen and acknowledged that (he) (~~she~~) executed the same as the voluntary act and deed of said

Velma V. Ahnen, a/k/a Velma Brezo Ahnen

Robert C Duff

, Notary Public in and for said State.



(Section 558.39, Code of Iowa)

Acknowledgment: For use in the case of natural persons acting by attorney