

REAL ESTATE TRANSFER
TAX PAID 6
STAMP #
\$ 71.20
Micki Utsler
RECORDER
5-2-02 Madison
DATE COUNTY

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

COMPUTER
RECORDED
COMPARED

FILED NO. 002131
BOOK 2002 PAGE 2131
2002 MAY -2 PM 3:34
3:34 pm
MICKI UTSLER
RECORDER
MADISON COUNTY, IOWA

Preparer Information: G. Stephen Walters, P.O. Box 230, Winterset, Iowa 50273, (515) 462-3731
Individual's Name Street Address City Phone

Address Tax Statement: Jane F. Hutton
3202 300th Street, Truro, IA 50257

SPACE ABOVE THIS LINE
FOR RECORDER



WARRANTY DEED

For the consideration of Forty Five Thousand Dollars 00/100
Dollar(s) and other valuable consideration,
GEORGE HUTTON and BRIDGET HUTTON, Husband and Wife

do hereby Convey to
Jane F. Hutton

the following described real estate in MADISON County, Iowa:
Lot One (1) and the East Fourteen (14) Feet of Lot Two (2) in Block One (1) of Clanton's Addition to the Town of St. Charles, 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: 5-2-02

MADISON COUNTY, ss:
On this 2nd day of May,
2002, before me, the undersigned, a Notary Public in and for said State, personally appeared
George Hutton and Bridget Hutton, Husband and Wife
George Hutton (Grantor)
Bridget Hutton (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.
Jane F. Hutton (Grantor)
Jane F. Hutton (Grantor)
Jane F. Hutton (Grantor)

(This form is acknowledgment for individual grantors)
STEVEN D. WARRINGTON
Commission Number 173268
My Commission Expires 2-23-2005