

REC \$ 5.18  
AUD \$ 5.18  
R.M.F. \$ 1.88

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FILED NO. 003047  
BOOK 2002 PAGE 3047  
2002 JUN 24 PM 2: 26

MICKI UTSLER  
RECORDER  
MADISON COUNTY, IOWA

\*Prepared by: Law Office of LeAnne Krell • 8564 Alice Avenue Suite B • Clive, IA 50325 (515) 727-0000

Return to:

LENDER TO COMPLETE

SEND TAX STATEMENTS TO: William Jensen and Tiffany Jensen 317 N. 4<sup>th</sup> Street Winterset, IA 50273

\$ 80,000.00

### WARRANTY DEED JOINT TENANCY

For the consideration One (\$1.00)

Dollar(s) and other valuable consideration, Sara Slater, n/k/a Sara Boden and Christopher Boden, wife and husband

do hereby Convey to: William Jensen and Tiffany Jensen, 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 Two (2) in Block One (1) of White & Estle's Addition to the City of Winterset, Madison County, Iowa, subject to and together with any and all easements, covenants and restrictions of record

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, ss:  
MADISON COUNTY,  
On this 19 day of JUNE  
20 02, before me, the undersigned, a Notary  
Public in and for said State, personally appeared:  
Sara Slater, n/k/a Sara Boden and Christopher Boden  
wife and husband

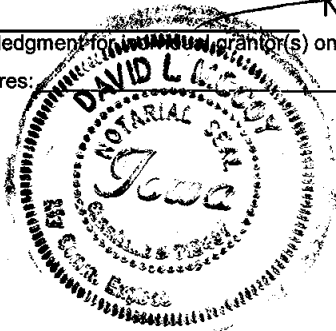
Dated: June 19 2002  
Sara Boden (Grantor)  
Christopher Boden (Grantor)

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.

Notary Public

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

My Commission Expires:



(Grantor)