

REAL ESTATE TRANSFER  
TAX PAID 26  
STAMP #  
\$ 55.20  
Micki Utsler  
RECORDER  
8-13-02 Madison  
DATE COUNTY

REC \$ 5.00  
AUD \$ 3.00  
R.M.F. \$ 7.00

COMPUTER   
RECORDED   
COMPARED

003959  
FILED NO.  
BOOK 2002 PAGE 3959  
2002 AUG 13 PM 3:06

MICKI UTSLER  
RECORDER  
MADISON COUNTY, IOWA

Preparer Information John E. Casper, 223 E. Court Avenue, Winterset, (515) 462-4912

Individual's Name

Street Address

City

Phone



Address Tax Statement :

Michael E. and Janet E. Bauer  
1005 Marshall St.  
De Soto, IA 50069

\$ 35,000.00

SPACE ABOVE THIS LINE  
FOR RECORDER

**WARRANTY DEED - JOINT TENANCY**

For the consideration of THIRTY FIVE THOUSAND AND NO/100-----  
Dollar(s) and other valuable consideration,  
DONALD J. LYNCH, a single person,

do hereby Convey to  
MICHAEL E. BAUER and JANET E. BAUER, 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 Twenty-one (21) of Prairie Ridge Estates located in the North Half (1/2) of the Northeast Quarter (1/4), Southwest  
Quarter (1/4) of the Northeast Quarter (1/4), and the Northeast Quarter (1/4) of the Northwest Quarter (1/4) of Section Twenty  
(20), Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5th P.M., 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: August 1, 2002

MADISON COUNTY, ss:

On this 1st day of August,  
2002, before me, the undersigned, a Notary  
Public in and for said State, personally appeared  
DONALD J. LYNCH, a single person

Donald J. Lynch  
DONALD J. LYNCH (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)

Judy Allen

Notary Public

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

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

