

* 18,000.00
REAL ESTATE TRANSFER
TAX PAID 47
STAMP #
\$ 28.00
Michelle Utzler
RECORDER
7-22-02 Madison

REC \$ 5⁰⁰
AUD \$ 5⁰⁰
R.M.F. \$ 1⁰⁰

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BOOK 2002 PAGE 3552
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(2:44PM)
MICKI UTSLER
RECORDER
MADISON COUNTY, IOWA

Preparer Information: Gregory J. Wilson, 505 - 5th Avenue, Suite 729, Des Moines, IA 50309, (515) 283-2147
Individual's Name Street Address City Phone



Address Tax Statement: 410 E. North Street
Winterset, IA 50273

Justin Porter

SPACE ABOVE THIS LINE
FOR RECORDER

\$ 18,000.00 TAX WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration, Anthony J. Frantzen and Melissa B. Frantzen, husband and wife

do hereby Convey to Justin Porter and Stacey Billeter

the following described real estate in Madison County County, Iowa:

Lot One (1) in Block One (1) of White & Estle's Addition to Winterset, Madison County, Iowa

Subject to and together with any and all covenants, conditions, restrictions and easements 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

Dated: 7/14/02

POLK COUNTY, ss:

On this 14 day of July, 2002, before me, the undersigned, a Notary Public in and for said State, personally appeared Anthony J. Frantzen and Melissa B. Frantzen, husband and wife

Anthony J. Frantzen
Anthony J. Frantzen (Grantor)

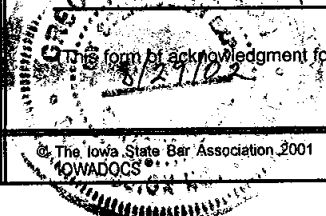
Melissa B. Frantzen
Melissa B. Frantzen (Grantor)

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)

(Grantor)

Gregory J. Wilson
Notary Public



This form by acknowledgment for individual grantor(s) only