

REAL ESTATE TRANSFER TAX PAID <u>13</u>	
STAMP #	
\$ <u>7.20</u>	
<u>Michelle Utaler</u>	
RECORDER	
<u>10-7-02</u>	<u>Madison</u>
DATE	COUNTY

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

COMPUTER	<input checked="" type="checkbox"/>
RECORDED	<input checked="" type="checkbox"/>
COMPARED	<input type="checkbox"/>

FILED NO. 004919

BOOK 2002 PAGE 4919

2002 OCT -7 AM 10:22

Prepared By: Richard L. Wilson, 111 S. Fillmore, Mt. Ayr, IA 50854: (641) 464-3901

MICKLUTSLER
 RECORDER
 MADISON COUNTY, IOWA

Real Estate to be taxed to: Tony Magnani, Macksburg, IA 50155
PO Box 25

WARRANTY DEED

For the consideration of **Five Thousand Dollars (\$5,000.00)** and other valuable consideration, **Alice M. Schutz**, a single person, does hereby convey to **Tony Magnani** the following described real estate in Madison County, Iowa:

Lots Four (4), Five (5), Six (6), Nine (9) and Ten (10) in Block Seven (7) of Barker's Second Addition to the Original Town of Macksburg, 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 acknowledgement hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Dated: September 25, 2002.

Alice M. Schutz by Carmene James POA
 Alice M. Schutz by Carmene James
 POA dated February 6, 1991

STATE OF IOWA, COUNTY OF RINGGOLD, SS:

On this 25th day of September, 2002, before me, the undersigned, a Notary Public in and for said State, personally appeared Carmene James, attorney-in-fact for Alice M. Schutz to me known to be the identical person named in and who executed the foregoing instrument and acknowledged that she executed the same as her voluntary act and deed of said Alice M. Schutz.

Sherril Hymbaugh
 Notary Public in and for the State of Iowa

