

337WF

REAL ESTATE TRANSFER	
TAX PAID 20	
STAMP #	
\$ 402.40	
Michelle Utsler	
RECORDER	
10-11-02	Madison
DATE	COUNTY

REC \$ 5<sup>00</sup>  
AUD \$ 5<sup>00</sup>  
R.M.F. \$ 1<sup>00</sup>

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

FILED NO. 005010  
 BOOK 2002 PAGE 5010  
 (page 5010)  
 2002 OCT 11 PM 12:29  
 (12:29 PM)  
 MICKI UTSLER  
 RECORDER  
 MADISON COUNTY, IOWA

Preparer Information David C. Pulliam, 801 Grand Ave., Suite 3100, Des Moines, (515) 283-1801



Address Tax Statement: Beverly Holtmyer  
# 250,000.00  
1525 West Jefferson Street, Winterset, Iowa 50273

SPACE ABOVE THIS LINE  
FOR RECORDER

### WARRANTY DEED

For the consideration of One and no/100  
Dollar(s) and other valuable consideration,  
David T. Nicholson and Lisa A. Nicholson, husband and wife,

do hereby Convey to  
Beverly Holtmyer, a single person,

the following described real estate in Madison County, Iowa:

A parcel of land described as commencing at the West Quarter (1/4) Corner of Section Thirty-six (36), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., City of Winterset, Madison County, Iowa, thence South 524.89 feet along the West line of the Southwest Quarter (1/4) of said Section Thirty-six (36) to the point of beginning, thence South along the West line of the Southwest Quarter (1/4) of said Section Thirty-six (36) to the South line of the North Eleven (11) acres of the West Half (1/2) of the Northwest Quarter (1/4) of the Southwest Quarter (1/4) of said Section Thirty-six (36), thence East 172.72 feet along said South line of the North Eleven (11) acres, thence North 200 feet, thence West to the point of beginning.



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: October 10, 2002

POLK COUNTY,

ss:

On this 10th day of October,  
2002, before me, the undersigned, a Notary  
Public in and for said State, personally appeared  
David T. Nicholson and Lisa A. Nicholson, husband and  
wife,

David T. Nicholson  
David T. Nicholson (Grantor)

Lisa A. Nicholson  
Lisa A. Nicholson (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.

[Signature]  
Notary Public

(Grantor)

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



(Grantor)