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FILED NO. _____
BOOK 2002 PAGE 5227
2002 OCT 23 PM 2:52
2:52 pm
MICKI UTSLER
RECORDER
MADISON COUNTY, IOWA

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

COMPUTER
RECORDED
COMPARED

Preparer Information Samuel H. Braland, 115 E. First Street, P.O. Box 370, Earlham, Iowa (515) 758-2267
Individual's Name Street Address City Phone

Address Tax Statement: Dorothy H. Scar, P.O. Box 312, Earlham, IA 50072
SPACE ABOVE THIS LINE FOR RECORDER



WARRANTY DEED

For the consideration of One
Dollar(s) and other valuable consideration,
DOROTHY H. BENZ formerly known as Dorothy H. Scar and HOWARD B. BENZ, wife and husband,

do hereby Convey to
SUSAN E. SMITH and STEVEN F. SCAR

the following described real estate in Madison County, Iowa:

The East 75 feet of the West 151 feet of the North 150 feet of Lot One (1) in Block One (1) of Christopher Wilson's Addition to the Town of Earlham, Madison County, Iowa.

Grantor, Dorothy H. Benz f/k/a Dorothy H. Scar, hereby reserves unto herself a life estate in and to the above described real estate.

This is a transfer between parent and children for the private partition of property and for monetary consideration of less than \$500.00; therefore, this transfer is exempt from the Iowa real estate transfer tax and declaration of value and groundwater hazard statement filing requirements.

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 22, 2002

MADISON COUNTY, ss:

On this 22nd day of October,
2002, before me, the undersigned, a Notary Public in and for said State, personally appeared Dorothy H. Benz f/k/a Dorothy H. Scar and Howard B. Benz

Dorothy H. Benz
Dorothy H. Benz f/k/a Dorothy H. Scar (Grantor)

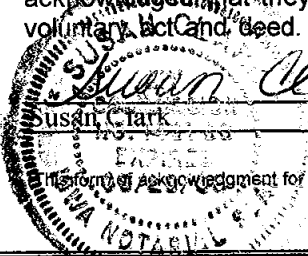
Howard B. Benz
Howard B. Benz (Grantor)

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.

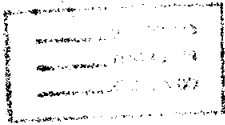
(Grantor)

(Grantor)

Susan Clark
Susan Clark
Notary Public



This form of Acknowledgment for individual grantor(s) only



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