

FILED NO. **001379**
BOOK **2003** PAGE **1379**

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

COMPUTER
RECORDED
COMPARED

2003 MAR 12 PM 3:00
(3:01 PM)
MICKI UTSLER
RECORDER
MADISON COUNTY, IOWA

Preparer Information Dean R. Nelson, 115 E. First Street, P.O. Box 370, Earlham, Iowa 50072, (515) 758-2267

Individual's Name _____ Street Address _____ City _____ Phone _____
Address tax statement: Corlis A. Lenze, 2078 - 105th Street, Earlham, Iowa 50072 SPACE ABOVE THIS LINE FOR RECORDER



WARRANTY DEED - JOINT TENANCY

For the consideration of ---One
Dollar(s) and other valuable consideration,
RUSSELL E. CAREY and MARCIA A. CAREY, husband and wife,

do hereby Convey to
CORLIS W. LENZE and MARIE A. LENZE, 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:

The East 75 feet of the West 76 feet of the North 150 feet of Lot One (1) in Block One (1) of Wilson's Addition to the Town of Earlham, Madison County, Iowa.



This is a deed between child and parents without payment of monetary consideration. 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: March 12, 2003

ss: MADISON COUNTY,

On this 12 day of March, 2003, before me, the undersigned, a Notary Public in and for said State, personally appeared Russell E. Carey and Marcia A. Carey

Russell E. Carey (Grantor)

Marcia A. Carey (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)

JAMES L. ADKINS
Commission Number 147152
My Commission Expires
(This is a self-acknowledgment for individual grantor(s) only)

James L. Adkins
Notary Public