

REAL ESTATE TRANSFER
TAX PAID 65
STAMP #
74.40
Micki Utsler
RECORDER
3-31-03 Madison
DATE COUNTY

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

COMPUTER
RECORDED
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FILED NO. 001816
BOOK 2003 PAGE 1816
2003 MAR 31 PM 2:54

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: Roger D. and Barbara E. Russell, 355 N.W. 2nd Street, Earlham, IA 50072 SPACE ABOVE THIS LINE FOR RECORDER



WARRANTY DEED - JOINT TENANCY

For the consideration of ---Forty Seven Thousand
Dollar(s) and other valuable consideration,
ROBERTA JO FRANK, a single person,

do hereby Convey to
ROGER D. RUSSELL and BARBARA E. RUSSELL, 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:

Lot Four (4), except the East 25 feet of the North 20 feet thereof, and Lot Three (3), in Block Four (4) of Academy Addition to the Town of Earlham, Madison County, 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 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 27 , 2003

MADISON COUNTY, ss:

On this 27 day of March, 2003, before me, the undersigned, a Notary Public in and for said State, personally appeared Roberta Jo Frank

Roberta Jo Frank
Roberta Jo Frank (Grantor)

(Grantor)

to me known to be the identical persons named in and who executed the foregoing instrument and acknowledged the same as their voluntary act and deed.

EARLHAM SAVINGS BANK
150 N. Chestnut Ave. P.O. Box 426
EARLHAM, IA 50072

(Grantor)

Robert J. Kress
Notary Public

(Grantor)

(This form acknowledges the individual grantor(s) only)

