

REAL ESTATE TRANSFER
TAX PAID 1
STAMP #
\$ 357.60
Michelle Utzler
RECORDER
4-1-03 *Madison*
DATE COUNTY

REC \$ 5⁰⁰
AUD \$ 5⁰⁰
R.M.F. \$ 1

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FILED NO. 001843
BOOK 2003 PAGE 1843
2003 APR -1 AM 10:36
(10:36AM)
MICKI UTSLER
RECORDER
MADISON COUNTY, IOWA

Preparer Information: Jerrold B. Oliver, P.O. Box 230, Winterset, (515) 462-3731
Individual's Name Street Address City Phone



Address Tax Statement: Jeffrey Forbes
\$ 224,000.00 4291 Beaver Ave., Des Moines, IA 50310

SPACE ABOVE THIS LINE
FOR RECORDER

WARRANTY DEED

For the consideration of TWO HUNDRED TWENTY-FOUR THOUSAND
Dollar(s) and other valuable consideration,
CLIFFORD IVAN COLLINS II and CATHIE JEAN COLLINS, Husband and Wife,

do hereby Convey to
JEFFREY ALLEN FORBES,

the following described real estate in Madison County, Iowa:

All that part of the Southeast Quarter (1/4) of Section Fourteen (14), Township Seventy-four (74) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, that lies North and East of the public highway extending across the Southwest Quarter (1/4) of said Southeast Quarter (1/4) of Section Fourteen (14), Township Seventy-four (74) North, Range Twenty-seven (27), 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
MADISON COUNTY, ss:

Dated: 3/29/03

On this 29th day of March, 2003, before me, the undersigned, a Notary Public in and for said State, personally appeared Clifford Ivan Collins II and Cathie Jean Collins

Clifford Ivan Collins II (Grantor)

Cathie Jean Collins (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)

Robert C. Duff
Notary Public

(Grantor)

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

