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BOOK 2003 PAGE 3384

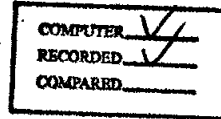
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12:46 PM

JERROLD B. OLIVER  
NOTARY PUBLIC  
MADISON COUNTY IOWA

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



Preparer Information  Jerrold B. Oliver, P.O. Box 230, Winterset, (515) 462-3731

Individual's Name

Street Address

City

Phone



Address Tax Statement: Gary Grout  
109 W. Grade St., Winterset, IA 50273

SPACE ABOVE THIS LINE  
FOR RECORDER

### WARRANTY DEED

For the consideration of ONE  
Dollar(s) and other valuable consideration,  
LOREN A. GROUT and LOIS F. GROUT, Husband and Wife,

do hereby Convey to  
GARY W. GROUT,

the following described real estate in Madison County, Iowa:

Lot Seven (7) in Block Two (2) of Bowsby's Addition to the Town of Winterset, Madison County, Iowa

The consideration for this Deed is less than \$500.00. Therefore, no Declaration of Value or Groundwater Statement is required.

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: June 2, 2003

MADISON COUNTY,

ss:

On this 2 day of June,  
2003, before me, the undersigned, a Notary Public in and for said State, personally appeared Loren A. Grout and Lois F. Grout

Loren A. Grout  
Loren A. Grout (Grantor)

Lois F. Grout  
Lois F. Grout (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.

Jerrold B. Oliver  
Notary Public

(Grantor)

(Grantor)

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

