

REAL ESTATE TRANSFER  
 TAX PAID 19  
 STAMP #  
 \$ 42.40  
 Michelle Utzler  
 RECORDER  
 6-11-03 Madison  
 DATE COUNTY

REC \$ 5<sup>18</sup>  
 AUD \$ 5<sup>82</sup>  
 R.M.F. \$ 1<sup>18</sup>

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 RECORDED   
 COMPARED

3420  
 FILED NO. 3420  
 BOOK 2003 PAGE 3420  
 2003 JUN 11 PM 3:52

MICHELLE UTZLER  
 RECORDER  
 MADISON COUNTY, IOWA

This instrument prepared by:  
 MARK U. ABENDROTH, ABENDROTH & RUSSELL, P.C., 2536 - 73<sup>rd</sup> Street, Urbandale, Iowa 50322

Return to:  
 FIRST REALTY, 3501 Westown Parkway, West Des Moines, Iowa 50266

(SAS) PH # (515) 453-4681

Mail tax statements to:  
 KEVIN WAECHTER, P O BOX 148, EARLHAM, IOWA 50072

File #151305055

\$ 26,900.00

## WARRANTY DEED

For the consideration of One Dollar (\$1.00) and other good valuable consideration, receipt of which is hereby acknowledged, **EARLHAM BUILDING CENTER, INC., a corporation**, does hereby convey unto **KEVIN WAECHTER AND SALLY WAECHTER, 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 SIXTEEN (16) OF CLEARVIEW ESTATES PLAT 2, AN OFFICIAL PLAT IN THE CITY OF EARLHAM, MADISON COUNTY, IOWA**



### SUBJECT TO ALL COVENANTS, RESTRICTIONS, AND EASEMENTS OF RECORD

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 relinquish 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 )  
 ) SS:  
 COUNTY OF )

Dated: 6-11-03

On this 11 day of June, 2003,  
 before me the undersigned, a Notary Public in  
 and for said State, personally appeared  
**GARY ARNBURG**, to me personally

EARLHAM BUILDING CENTER, INC.  
 by:

known, and who being by me duly sworn, did  
 say that that person is the President

Gary Arnburg  
 GARY ARNBURG

of said EARLHAM BUILDING CENTER INC, a  
**corporation**, that no seal has been procured by  
 the said corporation, and that said instrument  
 was signed on behalf of said corporation by  
 authority of its Board of Directors and the said  
**GARY ARNBURG** acknowledged the

execution of said instrument to be the voluntary  
 act and deed of said corporation, by it voluntarily  
 executed.

Jean Myers  
 Notary Public in and for the State of Iowa



U63 U681