

AFTER RECORDING RETURN TO:  
RE/MAX West Realty  
232 Highway 6  
Waukee, IA 50263

REAL ESTATE TRANSFER	
TAX PAID 40	
STAMP #	
\$ 181.60	
Michelle Utaler	
RECORDER	
6-25-03	Madison
DATE	COUNTY

REC \$ 5<sup>00</sup>  
AUD \$ 5<sup>00</sup>  
R.M.F. \$ 1<sup>00</sup>

FILED NO. 3705  
BOOK 2003 PAGE 3705  
2003 JUN 25 PM 2:59

Prepared by: Brent R. Zimmerman, 8350 Hickman Rd. Ste. 14, Des Moines, IA 50325, 515/278-0427

MICKI UTSLER  
RECORDER  
MADISON COUNTY, IOWA

✓ Tax Statements: Todd & Renae Montgomery, 305 Plumwood Ct. SW, Altoona, Iowa 50009.

\$ 114,000.00

### WARRANTY DEED

COMPUTER	<input checked="" type="checkbox"/>
RECORDED	<input checked="" type="checkbox"/>
COMPARED	<input type="checkbox"/>

For the consideration of One (\$1.00) Dollar and other valuable consideration, **Gregory A. Criswell and Trisha D. Criswell, husband and wife**, does hereby Convey to **Todd R. Montgomery and Renae L. Montgomery, 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:


**Parcel "A", located in the Southeast Quarter (1/4) of Section Seventeen (17), Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5<sup>th</sup> P.M., Madison County, Iowa, as shown in Plat of Survey filed in Book 2002, Page 3961 on August 13, 2002, in the Office of the Recorder of Madison County, Iowa EXCEPT Parcel "B", which is a part of said Parcel A, as shown in Plat of Survey filed in Book 2003, Page 1406 on March 13, 2003, and corrected by Affidavit filed in Book 2003, Page 3470 on June 16, 2003, in the Office of the Recorder of Madison County, Iowa.**

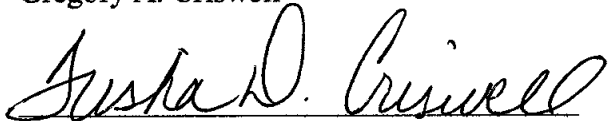


Grantors do hereby Covenant with grantee, and his successor in interest, that grantors hold the real estate by title in fee simple; that they have good and lawful authority to sell and convey the real estate; that the real estate is Free and Clear of all Liens and Encumbrances except as may be above 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.

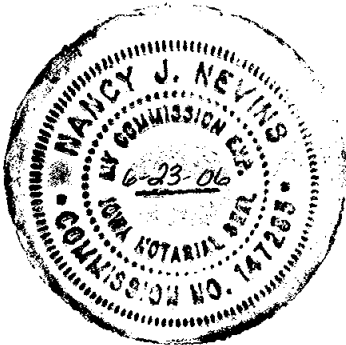
Dated: June 24, 2003

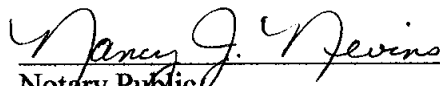
  
Gregory A. Criswell

  
Trisha D. Criswell

STATE OF IOWA, MADISON COUNTY, ss:

On this 24<sup>th</sup> day of June, 2003, before me the undersigned, a Notary Public in, and for said State, personally appeared Gregory A. Criswell and Trisha D. Criswell, husband and wife, to me known to be the identical person named in and who executed the foregoing instrument and acknowledged that they executed the same as their voluntary act and deed.



  
Notary Public