

35,000

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

REAL ESTATE TRANSFER	
TAX PAID <u>JK</u>	
STAMP #	
\$ <u>3485.50</u>	
RECORDER	<u>[Signature]</u>
DATE	<u>10-21-03</u>
COUNTY	<u>MADISON</u>

FILED NO. 6470
BOOK 223 PAGE 470
2003 OCT 27 PM 3:02

MICKI UTSLER
RECORDER
MADISON COUNTY, IOWA

COMPUTER	<u>✓</u>
RECORDED	<u>✓</u>
COMPARED	_____

Return to Re/Max Real Estate Group, 6900 University, Des Moines, IA 50311

Preparer

Information Larry L. Tuel #005633, 6900 University, Suite B, Des Moines, IA 50311-1541, (515) 271-7766

Individual's Name _____ Street Address _____ City _____ Phone _____

Tax Statement to: Edward J. Eustice and Christine M. Eustice - 12138 133rd Court, Madrid, IA 50156

WARRANTY DEED -JOINT TENANCY

For the consideration of One & 00/100 Dollar and other valuable consideration, Robert Trausch and Esther Trausch, husband and wife, do hereby convey to Edward J. Eustice and Christine M. Eustice, 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 Three (3) of Walnut Cove Estates Subdivision, Plat No. 1, located in the Northwest Quarter (1/4) of Section Twenty-five (25), Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa.

Property Address: Lot 3 Walnut Cove 140th Street, Cumming, IA 50061

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.

Dated: 10-21-03

[Signature]
Robert Trausch (Grantor)

[Signature]
Esther Trausch (Grantor)

STATE OF Iowa, Audubon COUNTY, ss:

On this 21st day of October, 2003, before me, the undersigned, a Notary Public in and for said State, personally appeared, Robert Trausch and Esther Trausch, husband and wife, 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.

Karla Petersen
Notary Public

