

REAL ESTATE TRANSFER	
TAX PAID	<u>10</u>
STAMP #	<u>30</u>
\$	<u>159</u>
<u>Micki Utsler</u>	
RECORDER	
DATE	<u>12-3-03</u>
COUNTY	<u>Madison</u>

REC \$ 12.00
 AUD \$ 5.00
 R.M.F. \$ 7.00
5.00

7162
 FILED NO. _____
 BOOK 2003 PAGE 7162
 2003 DEC -3 PM 2:47
 MICKI UTSLER
 RECORDER
 MADISON COUNTY, IOWA

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

Preparer Information James L. Pillers, 1127 North 2nd Street, Clinton, (563) 243-2450
 Individual's Name Street Address City Phone

James L. Pillers ISBA # 0007104

SPACE ABOVE THIS LINE
 FOR RECORDER

✓ Address Tax Statements: Mr. and Mrs. Christopher Blanchard
 1405 West Court Avenue, Winterset, IA 50273

\$100,000.⁰⁰

WARRANTY DEED - JOINT TENANCY

For the consideration of One Dollar Dollar(s) and other valuable consideration, Dale G. Wulf, a single person do hereby Convey to Christopher William Blanchard and Clarice Elizabeth Blanchard, 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:

This deed is given in full and final satisfaction of a certain real estate contract between the seller and the buyers dated September 27, 2003, and filed in the Office of the Madison County Recorder as No. 6089 in Book 2003 at Page 6089. This transaction is between family members.

Parcel "X" located in the Southeast Quarter (1/4) and the Southwest Quarter (1/4) of Section Three (3), Township seventy-six (76) North, Range twenty-seven (27) West of the 5th P.M., Madison County, Iowa, containing 28.66 acres, as shown in Plat of Survey filed in Book 3, Page 617 on August 14, 2000, in the Office of the Recorder of 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.

Dated: 11-24-03

Dale G. Wulf
 Dale G. Wulf (Grantor)

STATE OF IOWA)
) SS
CLINTON COUNTY)

On this 24 November 2003, before me, the undersigned, a Notary Public in and for said State, personally appeared Dale G. Wulf, a single person 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.



Notary Public

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

