

REAL ESTATE TRANSFER
TAX PAID 44
STAMP #
\$ 112.80
Michelle Utsler
RECORDER
12-30-03 Madison
DATE COUNTY

REC \$ 5⁰⁰
AUD \$ 5⁰⁰
R.M.F. \$ 1⁰⁰
5⁰⁰

COMPUTER
RECORDED
COMPARED

FILED NO. 7534
BOOK 2003 PAGE 7534

2003 DEC 30 PM 1:38
(1:38 PM)
MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

Preparer Information Jerrold B. Oliver, P.O. Box 230, Winterset, IA 50273, (515) 462-3731
Individual's Name Street Address City Phone



Address Tax Statement: Wildwood Estates Corporation
124 W. Jefferson Street, Winterset, IA 50273

SPACE ABOVE THIS LINE
FOR RECORDER

WARRANTY DEED

For the consideration of Seventy-One Thousand
Dollar(s) and other valuable consideration,
Edward F. LaBuff and Elaine LaBuff, Husband and Wife,

do hereby Convey to
Wildwood Estates Corporation

the following described real estate in Madison County, Iowa:

Lots Two (2) and Three (3) of the sub-division of Lots Eleven (11), Twelve (12), and Thirteen (13) of Hutchings' Addition to the Town of Winterset in Madison County, Iowa.

Subject to a Mortgage to Mercantile Bank Midwest, recorded in Book 204, Page 50 of the Recorder's office 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.

STATE OF IOWA,

Dated: 12-30-03

MADISON COUNTY, ss:

On this 30th day of December, 2003, before me, the undersigned, a Notary Public in and for said State, personally appeared Edward F. LaBuff and Elaine LaBuff

Edward F. LaBuff
Edward F. LaBuff (Grantor)

Elaine LaBuff
Elaine LaBuff (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.

Donna J. Jacobs

(Grantor)

(Grantor)

(This form of acknowledgment for the individual is not valid unless the Notary Public is duly commissioned.)
DONNA J. JACOBS
Notary Public
Commission Number 710108
My Commission Expires 5/21/04