

REC \$ 10.<sup>00</sup>  
AUD \$ 5.<sup>00</sup>  
R.M.F. \$ 1.<sup>00</sup>  
5.<sup>00</sup>

FILED NO. 53

BOOK 2004 PAGE 53

2004 JAN -6 AM 11:13

(11:13 AM)

NICKI UTSLER  
RECORDER  
MADISON COUNTY, IOWA

COMPUTER   
RECORDED   
COMPARED

Preparer Information ✓ Jerrold B. Oliver, POB 230, Winterset, (515) 462-3731

Individual's Name Street Address City Phone

Address Tax Statement : Shawna K. Johnston and Clint D. Johnston  
207 Caulder, Des Moines, IA 50315

SPACE ABOVE THIS LINE  
FOR RECORDER



### WARRANTY DEED - JOINT TENANCY

For the consideration of One  
Dollar(s) and other valuable consideration,  
Floyd W. Smith and Margaret K. Smith, Husband and Wife, and Kenneth W. Waltz and Connie Sue Waltz, Husband and  
Wife,

do hereby Convey to  
Shawna K. Johnston and Clint D. Johnston

as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described  
real estate in Madison County, Iowa:

The North Half (N1/2) of the Northwest Quarter (NW1/4) of the Northwest Quarter (NW1/4) of Section Twelve (12),  
Township Seventy-four (74) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa.

The consideration for this Deed is less than \$500.00. Therefore, no Declaration of Value or Groundwater Statement is  
required.

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, ss:  
MADISON COUNTY,

Dated: Dec. 23, 2003

On this 23 day of Dec 2003, before me, the undersigned, a Notary  
Public in and for said State, personally appeared  
Floyd W. Smith and Margaret K. Smith

*Floyd W. Smith*  
Floyd W. Smith (Grantor)

*Margaret K. Smith*  
Margaret K. Smith (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.

*Kenneth W. Waltz*  
Kenneth W. Waltz (Grantor)

*Jerrold B. Oliver*  
Notary Public

*Connie Sue Waltz*  
Connie Sue Waltz (Grantor)

(This form of acknowledgment for individual grantors only)  
**JERROLD B. OLIVER**  
Commission Number 201442  
My Commission Expires  
August 26, 2006

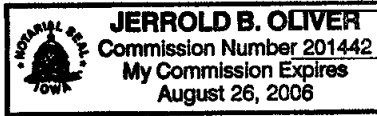
STATE OF IOWA COUNTY, ss:

On this 23 day of Dec, 2003 before me, the undersigned, a

Notary Public in and for said County and said State, personally appeared

Kenneth W. Waltz and Connie Sue Waltz

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.



Jerrold B. Oliver

Notary Public

STATE OF \_\_\_\_\_ COUNTY, ss:

On this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_ before me, the undersigned, a

Notary Public in and for said County and said State, personally appeared

\_\_\_\_\_ and \_\_\_\_\_

to me personally known, who, being by me duly sworn, did say that they are the

\_\_\_\_\_ and \_\_\_\_\_

respectively, of said corporation; that (no seal has been procured by the said) corporation; that said (the seal affixed thereto is the seal of said)

instrument was signed (and sealed) on behalf of said corporation by authority of its Board of Directors;

and that the said \_\_\_\_\_ and \_\_\_\_\_

as such officers, acknowledged the execution of said instrument to be the voluntary act and deed of said corporation, by it and by them voluntarily executed.

\_\_\_\_\_  
\_\_\_\_\_

Notary Public