

Joan W. June 2005
Debby Corkran

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COMPARED _____



WARRANTY DEED
THE IOWA STATE BAR ASSOCIATION
Official Form No. 101
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

David C. Pulliam
4201 Westown Parkway, Suite 250
West Des Moines, IA 50266-6720
Phone: (515) 283-1801

Taxpayer Information: (Name and complete address)

Melissa Marie Morgan
110 Lumber North
Saint Charles, IA 50240

Return Document To: (Name and complete address)

Melissa Marie Morgan
110 Lumber North
Saint Charles, IA 50230

\$ 110,000.00

Grantors:

Jason Wells
Melissa Wells

Grantees:

Melissa Marie Morgan

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED

For the consideration of One and no/100-----
Dollar(s) and other valuable consideration,
Jason Wells and Melissa Wells, husband and wife,

do hereby Convey to
Melissa Marie Morgan, a single person,

the following described real estate in Madison County, Iowa:

The South Sixty (60) feet of Lots One (1) and Two (2) in Block Eight (8) of Hartman & Young's Addition to the Town of St. Charles, 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
COUNTY OF POLK

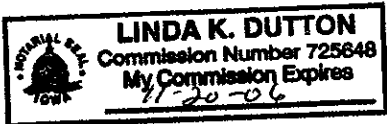
Dated: 5/31/05

This instrument was acknowledged before me on 5/31/05 by Jason Wells and Melissa Wells, husband and wife,

Jason Wells (Grantor)

Melissa Wells (Grantor)

Linda K. Dutton, Notary Public



____ (Grantor)

____ (Grantor)

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