

ENTERED FOR TAXATION  
 THIS 6th DAY OF June, 2005  
Debbie Corkran  
 DEPUTY RECORDER

Document 2005 2554

Book 2005 Page 2554 Type 03 001 Pages 1  
 Date 6/06/2005 Time 1:00 PM  
 Rec Amt \$7.00 Aud Amt \$5.00  
 Rev Transfer Tax \$461.60  
 Rev Stamp# 253 DOV# 250

MICHELLE "MICKI" UTSLER, COUNTY RECORDER  
 MADISON IOWA

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

This instrument prepared by:  
 ROSS F. BARNETT, ABENDROTH & RUSSELL, P.C., 2536 -- 73<sup>rd</sup> Street, Urbandale, Iowa 50322

Return to:  
 IOWA REALTY CO., 3501 Westown Parkway, West Des Moines, Iowa 50266

(cac) PH # (515) 453-4214

Mail tax statements to:  
 Randall Erdman, 2539 120<sup>th</sup> Street, Van Meter, IA 50261

File #12504080

✓<sub>TACA</sub>  
 \$ 289,000.00

## WARRANTY DEED

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Lucinda Page Winchell, a single person**, does hereby convey unto **Randall A. Erdman, a married person**, the following-described real estate in Madison County, Iowa:

**Parcel "C" in the Southeast Quarter (1/4) of the Southwest Quarter (1/4) of Section Ten (10), Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5<sup>th</sup> P.M., Madison County, Iowa, containing 5.006 acres, as shown in Plat of Survey filed in Book 3, Page 198 on March 26, 1998, in the Office of the Recorder of Madison County, Iowa.**



### SUBJECT TO ALL COVENANTS, RESTRICTIONS, AND EASEMENTS OF RECORD

Grantors do hereby covenant with Grantees, and successors in interest, that said 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 relinquish 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:  
 COUNTY OF Madison )

Dated: 6-26-05

On this 26 day of May, 2005  
 before me the undersigned, a Notary Public in and for said State, personally appeared **Lucinda Page Winchell, a single person**, to me known to be the identical person named in and who executed the foregoing instrument and acknowledged that she executed the same as her voluntary act and deed.

Lucinda Page Winchell  
 Lucinda Page Winchell

Sallie Ann Madden  
 Notary Public in and for said State

