

ENTERED FOR TAXATION
THE 05 DAY OF May 2005
Jan Welch
Debbie Coleman
DEPUTY

Document 2005 2042

Book 2005 Page 2042 Type 03 001 Pages 2
Date 5/05/2005 Time 3:52 PM
Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$63.20
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MICHELLE "MICKI" UTSLER, COUNTY RECORDER
MADISON IOWA

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



WARRANTY DEED

(Joint Tenancy)
THE IOWA STATE BAR ASSOCIATION
Official Form No. 103
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Jerrold B. Oliver, P.O. Box 230, Winterset, IA 50273, Phone: (515) 462-3731

\$40,000.00

Taxpayer Information: (Name and complete address)

Eric A. Thompson and Denna Thompson
226 N 13th Ave.
Winterset, IA 50273

Return Document To: (Name and complete address)

Jerrold B. Oliver
PO BOX 230
Winterset, IA 50273

Grantors:

Larry H. Utsler
Michelle J. Utsler

Grantees:

Eric A. Thompson
Denna Thompson

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED - JOINT TENANCY

For the consideration of Forty Thousand
Dollar(s) and other valuable consideration,
Larry H. Utsler and Michelle J. Utsler, Husband and Wife

do hereby Convey to
Eric A. Thompson and Deena Thompson

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

Lot Four (4) of Clark Tower Subdivision located in the Northeast Quarter (1/4) of the Northwest Quarter (1/4) and the
Southeast Quarter (1/4) of the Northwest Quarter (1/4) of Section Eighteen (18) in Township Seventy-five (75) North, Range
Twenty-seven (27) West of the 5th P.M., 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 MADISON

Dated: April 26, 2005

This instrument was acknowledged before me on
April 26, 2005
by Larry H. Utsler and Michelle J. Utsler

Larry H. Utsler
Larry H. Utsler (Grantor)

Michelle J. Utsler
Michelle J. Utsler (Grantor)

Catherine A. Weltha
Catherine A. Weltha, Notary Public

(Grantor)

(Grantor)



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