

ENTERED FOR TAXATION  
THIS 11 DAY OF July 2005  
Guan Welch  
Dobby Cookman  
DEPUTY RECORDER

Document 2005 3202

Book 2005 Page 3202 Type 03 001 Pages 2  
Date 7/11/2005 Time 2:28 PM  
Rec Amt \$12.00 Aud Amt \$5.00  
Rev Transfer Tax \$615.20  
Rev Stamp# 312 DOV# 306

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)

Jason Springer, 3125 Douglas Ave, Suite 104, Des Moines, IA 50310, Phone: (515) 633-3360

\$ 385,000.00

**Taxpayer Information:** (Name and complete address)

Vincent L. Junker, 2332 131st Ct., Van Meter, IA 50261

**Return Document To:** (Name and complete address)

Vincent L. Junker, 2332 131st Ct., Van Meter, IA 50261

**Grantors:**

Kraig L. Peck  
Danyel D. Peck

**Grantees:**

Vincent L. Junker  
Christine O. Junker

**Legal description:** See Page 2

**Document or instrument number of previously recorded documents:**



### WARRANTY DEED - JOINT TENANCY

For the consideration of one  
Dollar(s) and other valuable consideration,  
Kraig L. Peck, a single person and Danyel D. Peck, a single person,

do hereby Convey to  
Vincent L. Junker and Christine O. Junker, husband and wife,

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

Lot Eight (8) of Prairie Ridge Estates located in the Northeast Quarter (1/4) of the Northwest Quarter (1/4) of Section (20),  
Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, together with  
the undivided percentage interest in the general common elements as set forth in the Declaration of Association for Prairie  
Ridge Estates Association filed in Book 2002, Page 2126 of the Madison County Recorder's Office.

Subject to all easements, covenants, and restrictions of record.



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 IA  
COUNTY OF POLK

Dated: 10-14-05

This instrument was acknowledged before me on  
JUNE 14 2005  
By Kraig L. Peck, a single person and Danyel D. Peck, a  
single person.

Kraig L. Peck  
Kraig L. Peck (Grantor)

Danyel D. Peck  
Danyel D. Peck (Grantor)

[Signature], Notary Public



\_\_\_\_\_  
(Grantor)

\_\_\_\_\_  
(Grantor)

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