

Document 2005 4067

Book 2005 Page 4067 Type 03 001 Pages 2
Date 8/25/2005 Time 12:04 PM
Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$249.60
Rev Stamp# 383 DOV# 374

MICHELLE "MICKI" UTSLER, COUNTY RECORDER
MADISON IOWA

ENTERED FOR TAXATION
THIS 22 DAY OF Aug 2005
Griffith
Debbie Carlson
DEPUTY AUDITOR

156,500

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

John E. Casper, 223 E. Court, P.O. Box 67, Winterset, IA 50273, Phone: (515) 462-4912

Taxpayer Information: (Name and complete address)

Wayne Griffith and Jodi Griffith
816 N. 3rd Avenue
Winterset, IA 50273

Return Document To: (Name and complete address)

John E. Casper
P.O. Box 67
Winterset, IA 50273

Grantors:

Steven C. Sawyers
Amy Sawyers

Grantees:

Wayne Griffith
Joan J. Griffith

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED - JOINT TENANCY

For the consideration of One hundred Fifty-six thousand Five hundred and no/100 (\$156,500.00)
Dollar(s) and other valuable consideration,
Steven C. Sawyers and Amy Sawyers, husband and wife

do hereby Convey to
Wayne Griffith and Joan J. Griffith, 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 "A" a parcel of land in Lot One (1) and a portion of Lot Two (2) of Circle Heights Plat No. Three
(3), Phase Two (2), City of Winterset Madison County, Iowa, as shown in the Circle Heights
Townhouse Association Declaration dated July 12, 2005 and filed on July 14, 2005 in Book 2005,
Page 3277 of the Office of the Recorder of Madison County, Iowa, and an undivided interest in the
common areas and facilities as provided in said Declaration.

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

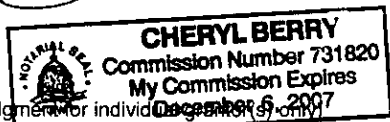
Dated: August 15, 2005

This instrument was acknowledged before me on
August 15, 2005
by Steven C. Sawyers and Amy Sawyers,
husband and wife,

Steven C. Sawyers
Steven C. Sawyers (Grantor)

Amy Sawyers
Amy Sawyers (Grantor)

Cheryl Berry, Notary Public



(This form of acknowledgment for individuals is for individuals only)

(Grantor)

(Grantor)