

ENTERED FOR TAXATION

THIS 31 DAY OF Aug 2005

Jan Uebel
Debbie Carlson
DEPUTY AUDITOR

Document 2005 4158

Book 2005 Page 4158 Type 03 001 Pages 2
Date 8/31/2005 Time 8:37 AM
Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$37.60
Rev Stamp# 394 DOV# 386

MICHELLE "MICKI" UTSLER, COUNTY RECORDER
MADISON IOWA

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 Avenue, P.O. Box 67, Winterset, IA 50273, Phone: (515) 462-4912

✓MCA

\$ 24,000

Taxpayer Information: (Name and complete address)

Bryan L. and Mary Jane Roberts
212 S. 14th Avenue
Winterset, IA 50273

Return Document To: (Name and complete address)

P.O. Box 67, Winterset, IA 50273

Grantors:

FLORA A. ROBERTS

Grantees:

BRYAN L. ROBERTS
MARY JANE ROBERTS

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED - JOINT TENANCY

For the consideration of TWENTY-FOUR THOUSAND AND NO/100
Dollar(s) and other valuable consideration,
FLORA A. ROBERTS, a single person

do hereby Convey to
BRYAN L. ROBERTS AND MARY JANE ROBERTS, 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:

A Part of the North 1/2 of the Northwest 1/4 (N1/2 NW 1/4) of Section 8 Township 75 North, Range 27 West of the 5th P.M., Madison County, Iowa described as follows: Beginning at the Southwest corner of Parcel A; thence with a curve turning to the right with an arc length of 43.48', with a radius of 2886.63', with a chord bearing of N 82 degrees 19'49" W, with a chord length of 43.48'; thence N 79 degrees 54'49" W a distance of 240.20'; thence N 00 degrees 31'22" E a distance of 539.45'; thence N 88 degrees 45'40" E a distance of 199.96'; thence S 00 degrees 32'36" E a distance of 238.71'; thence S 82 degrees 31'19" E a distance of 70.85'; thence S 00 degrees 22'12" E a distance of 343.71' to the point of beginning, having an area of 3.19 acres, including 0.37 acres of county road right of way.



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

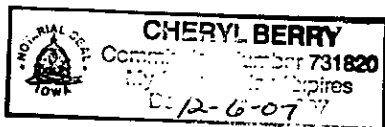
Dated: July 7, 2005

This instrument was acknowledged before me on
July 7, 2005
by FLORA A. ROBERTS

Flora A Roberts
FLORA A. ROBERTS (Grantor)

Cheryl Berry, Notary Public

(Grantor)



(Grantor)

(Grantor)

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