

ENTERED FOR TAXATION
THIS 22 DAY OF July 2005
Jan Welch
D. Corkran
DEPUTY RECORDER

Document 2005 3417

Book 2005 Page 3417 Type 03 001 Pages 2
Date 7/22/2005 Time 10:30 AM
Rec Amt \$12.00 Aud Amt \$5.00

MICHELLE "MICKI" UTSLER, COUNTY RECORDER
MADISON IOWA

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



WARRANTY DEED
THE IOWA STATE BAR ASSOCIATION
Official Form No. 101
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Stephen A. Hall
115 South Howard Street
Indianola, IA 50125-0357
Phone: (515) 961-2509

Taxpayer Information: (Name and complete address)

Monty J. Johnson
P.O. Box 53
Alleman, IA 50007

Return Document To: (Name and complete address)

Monty J. Johnson

Grantors:

Naomi B. Johnson

Grantees:

Monty J. Johnson

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED

For the consideration of One
Dollar(s) and other valuable consideration,
Naomi B. Johnson, single

do hereby Convey to
Monty J. Johnson

the following described real estate in MADISON County, Iowa:

Parcel "B": That part of the Southeast Quarter of the Northwest Quarter (SE¼ NW¼) of Section Thirty-six (36), Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, described as follows:

Commencing at the Southwest corner of said Southeast Quarter of the Northwest Quarter (SE¼ NW¼); thence on an assumed bearing of North 00°06'08" East 612.10 feet along the West line of said Southeast Quarter of the Northwest Quarter (SE¼ NW¼) to the point of beginning; thence continuing North 00°06'08" East 585.50 feet along said West line; thence North 86°40'43" East, 434.55 feet; thence South 00°06'08" West, 582.31 feet; thence South 86°15'33" West, 434.76 feet to said West line and the point of beginning containing 5.81 acres, including 0.44 acres of Madison County road easement over the westerly side thereof, as shown in Plat of Survey filed in Book 2005, Page 3083 on July 5, 2005 in the office of the Recorder in Madison County, Iowa.

Subject to easements of record.

This conveyance is between parent and child and without actual consideration and therefore under §428A.2a(11) of the Code of Iowa is exempt from taxation.

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 WARREN

Dated: 7-21-2005

This instrument was acknowledged before me on July 22nd, 2005 by Naomi B. Johnson, single

Naomi B. Johnson
Naomi B. Johnson (Grantor)

(Grantor)

(Grantor)

(Grantor)

Stephen A. Hall
Stephen A. Hall, Notary Public

