

Document 2005 3677

Book 2005 Page 3677 Type 03 001 Pages 3
Date 8/04/2005 Time 1:52 PM
Rec Amt \$17.00 Aud Amt \$5.00
Rev Transfer Tax \$79.20
Rev Stamp# 350 DOV# 342

MICHELLE "MICKI" UTSLER, COUNTY RECORDER
MADISON IOWA

ENTERED FOR TAXATION
THIS 4 DAY OF Aug
[Signature]
[Signature]
AUDITOR
DEPUTY AUDITOR

COMPUTER
RECORDED
COMPARED



WARRANTY DEED

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

Preparer Information: (Name, address and phone number)

Lewis H. Jordan, P.O. Box 230, Winterset, IA 50273, Phone: (515) 462-3731

\$50,000.00

Taxpayer Information: (Name and complete address)

Sean A. and Annette E. Thomas
807 Trail Ridge Road
Grimes, IA 50111

Return Document To: (Name and complete address)

L Lewis H. Jordan
P.O. Box 230
Winterset, IA 50273

Grantors: Mueller Farm Partnership **Grantees:**

By Robert M. Casper
By Marvin D. Cox

Sean A. Thomas
Annette E. Thomas

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED - JOINT TENANCY

For the consideration of FIFTY THOUSAND and no/100-----(\$50,000.00)-----
Dollar(s) and other valuable consideration,
MUELLER FARM PARTNERSHIP, an Iowa Partnership

do hereby Convey to
Sean A. Thomas and Annette E. Thomas,

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

Lot Nine (9) of Country Estates West located in the Southeast Quarter (SE 1/4) and the Southwest
Quarter (SW 1/4) of Section Three (3), Township Seventy-six (76) 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 _____
COUNTY OF _____

Dated: 7-22-05
MUELLER FARM PARTNERSHIP

This instrument was acknowledged before me on _____
by _____

Robert M Casper
By Robert M. Casper (Grantor)

Marvin D Cox
By Marvin D. Cox (Grantor)

_____, Notary Public

(Grantor)

(Grantor)

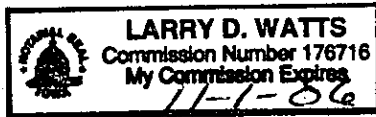
(This form of acknowledgment for individual grantor(s) only)



STATE OF IOWA, COUNTY OF MADISON, ss:

On this 27 day of July, 2005 before me, the undersigned, a Notary Public in and for the said State, personally appeared Robert M. Casper and Marvin D. Cox, to me personally known, who, being by me duly sworn, did say that the person is (a) (the) General Partner of MUELLER FARM PARTNERSHIP, an Iowa limited partnership, executing the foregoing instrument, that the instrument was signed on behalf of the limited partnership by authority of the limited partnership; and the general partner acknowledged the execution of the instrument to be the voluntary act and deed of the limited partnership, by it and by the general partner voluntarily executed.

[Signature]
Notary Public in and for said State.



(Section 558.39, Code of Iowa)

Acknowledgment: For use in the case of a limited partnership with an individual general partner