ERED FOR TAXATION

Document 2005 3870

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Rev Transfer Tax \$439 20 Rev Stamp# 367 DOV# 358

MICHELLE "MICKI" UTSLER, COUNTY RECORDER MADISON IOWA

> COMPUTER RECORDED COMPARED

 \checkmark Return to Re/Max Real Estate Group, 6600 University Ave., Des Moines, IA 50311

Information Larry L. Tuel #005633, 6600 University, Des Moines, IA 50311-16931, (515) 271-7766

Individual's Name

Street Address

Tax Statement to: Jerod Jensen - 1434 150th St., Earlham, IA 50072

WARRANTY DEED -JOINT TENANCY

For the consideration of One & 00/100 Dollar and other valuable consideration, Brian J. Beener, a single person, and Kimberly L. Sutton f/k/a Kimberly L. Beener, a single person, do hereby convey to Jerod Jensen and Jennifer Jensen, 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:

See Attached Exhibit "A"

Property Address: 1434 150th St.., Earlham, 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.

Dated:_8/9/05

Brian J. Beener (Grantor)

rrly of Sutton Kimberly L. Sutton (Grantor)

PAUCOUNTY, ss: STATE OF

On this day of , 20 $\underline{0'}$ before me, the undersigned, a Notary Public in and for said State personally appeared Brian J. Beener, a single person, and Kimberly L. Sutton, a single person, to me known to be the identical persons named in and who executed the foregoing instrument and acknowledged that they executed the same as their

voluntary act and deed.

Notary Public

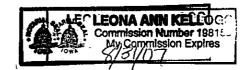


Exhibit "A"

Parcel "A", located in the Northeast Quarter (1/4) of the Northwest Quarter (1/4) of Section Thirty-five (35), Township Seventy-seven (77) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, more particularly described as follows: Commencing at the Northwest Corner of Section Thirty-five (35), Township Seventy-seven (77) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa; thence North 89°33′27" East along the North line of the Northwest Quarter (1/4) of said Section Thirty-five (35), 1370.02 feet to the Point of Beginning; thence North 89°33′27" East along the North line of the Northwest Quarter (1/4) of said Section Thirty-five (35), 508.72 feet; thence South 0°26′33" East, 399.62 feet; thence South 89°33′27" West, 508.72 feet; thence North 0°26′33" West, 399.62 feet to the Point of Beginning. Said Parcel contains 4.667 acres, including 0.377 acres of County Road Right-of-Way.

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