

Document 2005 4496

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Date 9/16/2005 Time 2:52 PM
Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$239.20
Rev Stamp# 428 DOV# 420

MICHELLE UTSLER, COUNTY RECORDER
MADISON IOWA

ENTERED FOR TAXATION
THIS 30 DAY OF Sept, 2005
(ARBA 11/1/05)
(C. Spill) AUDITOR
DEPUTY AUDITOR

COMPUTER
RECORDED
COMPARED

This instrument prepared by:
JAMES W. STEINBERG, ABENDROTH & RUSSELL, P.C., 2536 - 73rd Street, Urbandale, Iowa 50322 (wt) Phone # (515) 453-6264

Return to:
IOWA REALTY, 3501 Westown Parkway, West Des Moines, Iowa 50266

Mail tax statements to:
ERIC P. EYERLY, 812 E. Hwy. 92, Winterset, IA 50273

File #14506002

VSATC
\$150,000.⁰⁰

WARRANTY DEED

Legal: **Lot Eight (8) in Block One (1) of Watts & Corkrean Addition - Plat 2, to the City of Winterset, Madison County, Iowa**

Address: **812 E. Hwy. 92, Winterset, IA 50273**

Parcel ID: **821-821005001070000 00**

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Gary Tyer and Sharon Tyer, husband and wife**, do hereby convey unto **Eric P. Eyerly and Jenny S. Eyerly, husband and wife**, as Joint Tenants with full rights of survivorship and not as Tenants in Common, the above-described real estate.

SUBJECT TO ALL COVENANTS, RESTRICTIONS, AND EASEMENTS OF RECORD

Grantors do hereby covenant with Grantees, and successors in interest, that said 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 relinquish 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)

SS:

On this 2nd day of Sept, 2005,
before me the undersigned, a Notary Public in and for
said State, personally appeared **Gary Tyer and
Sharon Tyer**, to me known to be the identical
persons named in and who executed the foregoing
instrument and acknowledged that those persons
executed the same as their voluntary act and deed.

Wyman Wilson
Notary Public in and for said State



Dated: Sept 2, 2005

Gary Tyer
Gary Tyer

Sharon Tyer
Sharon Tyer