

Document 2006 189

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Date 1/12/2006 Time 11:37 AM  
Rec Amt \$12.00 Aud Amt \$5.00  
Rev Transfer Tax \$144.80  
Rev Stamp# 25 DOV# 22

MICHELLE UTSLER, COUNTY RECORDER  
MADISON IOWA

ENTERED FOR TAXATION  
THIS 12 DAY OF JAN 2006  
*Michelle Utsler*  
AUDITOR  
*Michelle Utsler*  
DEPUTY AUDITOR

COMPUTER   
RECORDED   
COMPARED



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

**Preparer Information:** (Name, address and phone number)

Jane E. Rosien, 223 E. Court Avenue, P. O. Box 67, Winterset, IA 50273 Telephone:  
515-462-4912

**Taxpayer Information:** (Name and complete address)

Shani J. Holtry  
503 N. 8th Street  
Winterset, IA 50273

**Return Document To:** (Name and complete address)

Flander, Casper & Rosien, P.C.  
223 E. Court Avenue, P. O. Box 67  
Winterset, IA 50273

**Grantors:**

Glenn Edward Allen  
Nancy Allen

\$91,000.00

**Grantees:**

Shani J. Holtry

**Legal description:** See Page 2

**Document or instrument number of previously recorded documents:**



### WARRANTY DEED

For the consideration of Ninety-one Thousand and 00/100-----(\$91,000.00)-----  
Dollar(s) and other valuable consideration,  
EDWARD ALLEN, a/k/a GLENN EDWARD ALLEN and NANCY ALLEN, Husband and Wife

do hereby Convey to  
SHANI J. HOLTRY

the following described real estate in MADISON County, Iowa:

The North 82½ feet of the West Half (½) of Block Nineteen (19) of Pitzer and Knight's Addition to the Town of Winterset, 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 IOWA  
COUNTY OF MADISON

Dated: January 10, 2006

This instrument was acknowledged before me on January 10, 2006 by Edward Allen, a/k/a Glenn Edward Allen and Nancy Allen

Glenn Edward Allen  
Glenn Edward Allen (Grantor)

Nancy Allen  
Nancy Allen (Grantor)

Connie Harvey  
Notary Public

