

ENTERED FOR TAXATION
THIS 09 DAY OF 03-06
Jan Wildt
Dubby Carlson
AUDITOR
DEPUTY AUDITOR

Document 2006 924

Book 2006 Page 924 Type 03 001 Pages 2
Date 3/09/2006 Time 2:09 PM
Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$164.80
Rev Stamp# 99 DOV# 95

MICHELLE UTSLER, COUNTY RECORDER
MADISON IOWA

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



WARRANTY DEED

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

Preparer Information: (Name, address and phone number)

Jerrold B. Oliver, P.O. Box 230, Winterset, IA 50273, Phone: (515) 462-3731

Taxpayer Information: (Name and complete address)

LeRoy J. Stevens II and Kimberly E. Stevens
603 Mallard Point Dr. NW
Bondurant, IA 50035

Return Document To: (Name and complete address)

Jerrold B. Oliver
PO BOX 230
Winterset, IA 50273

Grantors:

Steven C. Vandermeulen
Chanel R Shaffer
\$ 103,400.00

Grantees:

Leroy J. Stevens II
Kimberly E. Stevens

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED - JOINT TENANCY

For the consideration of \$103,400.00
Dollar(s) and other valuable consideration,
Steven C. Vandermeulen & Chanel R. Shaffer

do hereby Convey to
LeRoy J. Stevens II and Kimberly E. Stevens, 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:

Parcel "B", located in the Southeast Quarter (1/4) of the Southwest Quarter (1/4) of Section Fourteen (14), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, more particularly described as follows: Beginning at the Northeast Corner of the Southeast Quarter (1/4) of the Southwest Quarter (1/4) of Section Fourteen (14), Township Seventy-six (76) North, Range Twenty-six (26), West of the 5th P.M., Madison County, Iowa; thence South 00°00'00" West along the East line of the Southeast Quarter (1/4) of the Southwest Quarter (1/4) of said Section Fourteen (14), 910.53 feet; thence North 89°40'06" West along an existing fence, 490.78 feet; thence North 0°00'00" East, 865.39 feet to a point on the North line of the Southeast Quarter (1/4) of the Southwest Quarter (1/4) of said Section Fourteen (14); thence North 85°04'23" East along the North line of the Southeast Quarter (1/4) of the Southwest Quarter (1/4) of said Section Fourteen (14), 492.59 feet to the point of beginning. Said parcel contains 10.004 acres, including 1.037 acres of county road right-of-way.



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: Feb. 7 2006

This instrument was acknowledged before me on
Feb 7 2006
by Steven C. Vandermeulen and Chanel R. Shaffer

Steven C. Vandermeulen
Steven C. Vandermeulen (Grantor)

Chanel R. Shaffer
Chanel R. Shaffer (Grantor)

John S. Shaw
Notary Public



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