

ENTERED FOR TAXATION
THIS 27th DAY OF July 2006
Michelle Utsler
AUDITOR
Spella
DEPUTY AUDITOR

Document 2006 3027

Book 2006 Page 3027 Type 03 001 Pages 2
Date 7/24/2006 Time 2:55 PM
Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$111.20
Rey Stamp# 335 DOV# 325

MICHELLE UTSLER. COUNTY RECORDER
MADISON IOWA

COMPUTER
RECORDED
COMPARED

/MCA

This instrument prepared by:
MARK U. ABENDROTH, ABENDROTH & RUSSELL, P.C., 2536 - 73rd Street, Urbandale, Iowa 50322

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

(wt) Phone # (515) 453-6264

Mail tax statements to:
ADAM L. JANSSEN, 605 55TH ST., WEST DES MOINES, IA 50266

File #8604028

\$ 70,000.00

WARRANTY DEED

Legal: Lot 17 of WOODLAND VALLEY ESTATES PLAT No. 2 SUBDIVISION,
located in the South Half of the Northwest Quarter (S1/2 NW 1/4)
Section 21, Township 77 North, Range 26, West of the 5th P.M.,
Madison County, Iowa; together with an undivided 1/29th interest in
all common areas as set forth in the Declaration of Association for
Woodland Valley estates Subdivision filed in Book 2004, Page 6107
and in Book 2006, Page 2763 of the Madison County Recorder's
Office



Address: NA

For the consideration of One Dollar (\$1.00) and other good and valuable
consideration, receipt of which is hereby acknowledged, **Clifford A. Newman and
Sharon R. Otte, husband and wife**, do hereby convey unto **Adam L. Janssen and
Shanna VanSteenWyk-Janssen, 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.

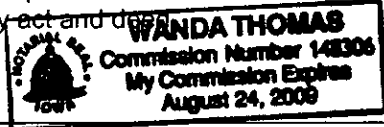
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

STATE OF IOWA)

COUNTY OF POLK)

SS:

On this 20th day of July, 2006,
before me the undersigned, a Notary Public in and for
said State, personally appeared **Clifford A. Newman**
and Sharon R. Otte, husband and wife, 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.



Notary Public in and for said State

Wanda Thomas

Dated: July 20, 2006

Clifford A. Newman
Clifford A. Newman

Sharon R. Otte
Sharon R. Otte