

Document 2006 3386

Book 2006 Page 3386 Type 03 001 Pages 2
Date 8/16/2006 Time 2:38 PM
Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$93.60
Rev Stamp# 371 DOV# 359

MICHELLE UTSLER, COUNTY RECORDER
MADISON IOWA

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

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:
ERIC R. CUTLER, 737 W. WASHINGTON BLVD., CHICAGO, IL 60661

File #8603025

59,000.00

WARRANTY DEED

Legal: **Lot Eighteen (18) of Woodland Valley Estates Plat No. 2 Subdivision located in the South Half (1/2) of the Northwest Quarter (1/4) of Section ^{Twenty-one}(21), Township Seventy-seven (77) North, Range Twenty-six (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 **Eric R. Cutler and Sarah F. Cutler, 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

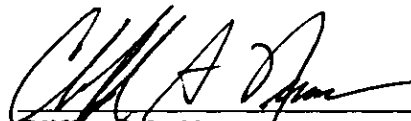
estate; that the real estate is free and clear of all liens and encumbrances except as may be above stated; and Grantors covenant to warrant and defend the real estate against the lawful claims of all persons except as may be above stated. Each of the undersigned hereby relinquish all rights of dower, 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)
) SS:
 COUNTY OF POLK)

Dated: August 14, 2006

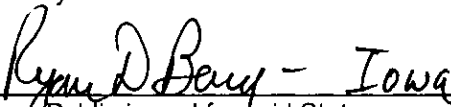
On this 14th day of August, 2006, before me the undersigned, a Notary Public in and for said State, personally appeared **Clifford A. Newman and Sharon R. Otte, husband and wife**, to me known to be the identical persons named in and who executed the foregoing instrument and acknowledged that those persons executed the same as their voluntary act and deed.



 Clifford A. Newman



 Sharon R. Otte



 Notary Public in and for said State

