

MICHELLE UTSLER, COUNTY RECORDER
MADISON IOWA

COMPUTER	<input checked="" type="checkbox"/>
RECORDED	<input checked="" type="checkbox"/>
COPY MADE	<input type="checkbox"/>

THE IOWA STATE BAR ASSOCIATION
Official Form No. 103 - January 2006

JOHN E. CASPER ISBA # 000000816

FOR THE LEGAL EFFECT OF THE USE OF
THIS FORM, CONSULT YOUR LAWYER

Return Document to: JOHN E. CASPER, 223 EAST COURT AVENUE, WINTERSET, IA 50273, Phone: (515) 462-4912

Preparer Information: JOHN E. CASPER, 223 EAST COURT AVENUE, WINTERSET, IA 50273, Phone: (515) 462-4912

Address Tax Statement: Michael and Amanda Schaver 1678 Windwood Trail, Prole Iowa 50229



WARRANTY DEED - JOINT TENANCY

For the consideration of One hundred Five Thousand Five hundred and no/100 Dollar(s) and other valuable consideration,
Donald J. Lynch, a single person

do hereby Convey to
Michael E. Schaver and Amanda M. Schaver, husband and wife,
Schaver

as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in
MADISON County, Iowa:

See 1 in Addendum

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.

Dated: 6-20-06

Donald J. Lynch
Donald J. Lynch (Grantor)

(Grantor)

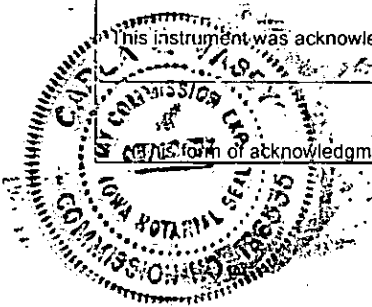
(Grantor)

(Grantor)

STATE OF IOWA COUNTY OF MADISON

This instrument was acknowledged before me on June 20, 2006 by Donald J. Lynch, a single person

Christa Wasey
Notary Public



Addendum

1. Lots Two (2) and Three (3) of the Windwood Subdivision in the Southwest Quarter ($\frac{1}{4}$) of Section Two (2), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa;
AND
Lot Four (4) of the Windwood Subdivision in the Southwest Quarter ($\frac{1}{4}$) of Section Two (2), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa;

This Deed is in fulfillment of the Real Estate Contract dated May 30, 2001 and filed for record with the Madison County Recorder's Office on June 5, 2001, in Record Book 2001 at Page 2321.

This Deed is in fulfillment of the Real Estate Amended Contract dated June 21, 2004 and filed for record with the Madison County Recorder's Office on June 22, 2004, in Record Book 2004 at Page 2910.