

Document 2006 3909

Book 2006 Page 3909 Type 03 001 Pages 2
Date 9/22/2006 Time 2:51 PM
Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$143.20
Rev Stamp# 430 DOV# 419

MICHELLE UTSLER, COUNTY RECORDER
MADISON IOWA

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

This instrument prepared by:

MARK U. ABENDROTH, ABENDROTH & RUSSELL, P.C., 2536 - 73rd Street, Urbandale, Iowa 50322 (wt) Phone # (515) 453-6264

Return to:

IOWA REALTY, 3501 Westown Parkway, West Des Moines, Iowa 50266

Mail tax statements to:

THOMAS J. STEFFES, 3000 Cumming Rd., Van Meter, IA 50261

File #14607008

\$ 90,000.00

WARRANTY DEED

Legal: **Lot 10 in LAKE VIEW RURAL ESTATES, a Subdivision of the Northeast Quarter (NE ¼) of Section 28, Township 77 North, Range 26 West of the 5th P.M., Madison County, Iowa**

Address: **3000 Cumming Rd., Van Meter, IA 50261**

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Raymond F. Ridout and Betty Ridout, husband and wife**, do hereby convey unto **Thomas J. Steffes, a single person**, 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.

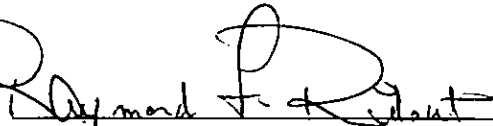
STATE OF IOWA)
) SS:
COUNTY OF MADISON)

On this 22 day of September, 2006,
before me the undersigned, a Notary Public in and for said
State, personally appeared **Raymond F. Ridout and Betty
Ridout, 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



Dated: 9-22 _____, 2006



Raymond F. Ridout



Betty Ridout