

Document 2006 3963

Book 2006 Page 3963 Type 03 001 Pages 2
Date 9/27/2006 Time 4:04 PM
Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$111.20
Rev Stamp# 433 DOV# 425

MICHELLE UTSLER, COUNTY RECORDER
MADISON IOWA

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

d X



\$70,000.⁰⁰

WARRANTY DEED
(CORPORATE GRANTOR)
THE IOWA STATE BAR ASSOCIATION
Official Form No. 104
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Jane E. Rosien, 223 E. Court Avenue, P.O. Box 67, Winterset, IA 50273 (515) 462-4912

Taxpayer Information: (Name and complete address)

Chet and Sarah Darst
325 1st Street
Truro, IA 50257

✓ **Return Document To:** (Name and complete address)

Jane E. Rosien
P.O. Box 67
Winterset, IA 50273

Grantors:

UNION STATE BANK

Grantees:

Chet Darst
Sarah Darst

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED
(CORPORATE GRANTOR)

For the consideration of Seventy Thousand and 00/100ths-----(\$70,000.00)

Dollar(s) and other valuable consideration,

UNION STATE BANK

a corporation organized and existing under the laws of
STATE OF IOWA

does hereby Convey to

CHET DARST and SARAH DARST f/k/a Sarah Brown, 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:

A tract of land commencing 427 feet West of the Northeast corner of the Southwest Quarter (¼) of the Southwest Quarter (¼) of Section Fifteen (15), in Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, and on the North line of said 40-acre tract, and running thence South 447 feet, thence West parallel with said North line 122 feet more or less to the East line of the alley on the East side of Atkinson's First Addition to the Town of Truro, thence North along the East line of said alley to the North line of said 40-acre tract, thence East to the point of beginning, EXCEPT Parcel "E", located in the Southwest Quarter (¼) of the Southwest Quarter (¼) of said Section Fifteen (15), containing 0.754 acres, as shown in Plat of Survey filed in Book 2003; Page 875 on February 18, 2003, in the Office of the Recorder of Madison County, Iowa.

This deed is in fulfillment of the Real Estate Contract dated and filed for record with the Madison County Recorder's Office on March 14, 2003 in Book 2003, Page 1417.

The Corporation hereby covenants with grantees, and successors in interest, that it holds the real estate by title in fee simple; that it has 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 it covenants to Warrant and Defend the real estate against the lawful claims of all persons, except as may be above stated.

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

UNION STATE BANK

Dated: September 26th, 2006

By Jeffrey J. Nolan President Title

By _____ Title

STATE OF IOWA COUNTY OF MADISON

This instrument was acknowledged before me on September 26, 2006
by Jeffrey J. Nolan
as President
of UNION STATE BANK

[Signature] Notary Public

