

Document 2006 4215

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Date 10/12/2006 Time 10:28 AM

Rec Amt \$12.00 Aud Amt \$5.00

MICHELLE UTSLER, COUNTY RECORDER
MADISON IOWA

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

SPECIAL WARRANTY DEED

THE IOWA STATE BAR ASSOCIATION

Official Form No. 105

Recorder's Cover Sheet

Preparer Information: (name, address and phone number)

David L. Jungmann
113 W. Iowa
PO Box 329
Greenfield, IA 50849
Phone: (641) 743-6195

Taxpayer Information: (name and complete address)

Elena Beth Brady Smiens
2580 Hiatt Apple Trail
Winterset, IA 50273

✓ *Julie Forsyth, ATTY, P.O. Box 346, WINTERSSET, IA 50273*
Return Document To: (name and complete address)

Elena Beth Brady Smiens
2580 Hiatt Apple Trail
Winterset, IA 50273

Grantors:

Loren Gene Smiens

Grantees:

Elena Beth Brady Smiens

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

SPECIAL WARRANTY DEED

For the consideration of ONE (\$1.00) Dollar(s) and other valuable consideration, LOREN GENE SMIENS, a single person, does hereby Convey to ELENA BETH BRADY SMIENS the following described real estate in Madison County, Iowa:

The Southeast Quarter of the Northwest Quarter (SE1/4NW1/4) and the Northeast Quarter of the Southwest Quarter (NE1/4SW1/4) of Section Twenty-four (24), Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa.

NO TRANSFER STAMP - Consideration less than \$500.

NO DECLARATION OF VALUE or GROUNDWATER HAZARD STATEMENT - Deed given pursuant to Decree Of Dissolution Of Marriage filed September 25, 2006 in Madison County District Court CDDM 05623.

Grantors do Hereby Covenant with Grantees and successors in interest to Warrant and Defend the real estate against the lawful claims of all persons claiming by, through or under them, 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.

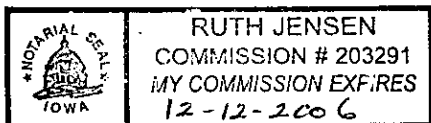
Dated: September 28, 2006.

Loren Gene Smiens
LOREN GENE SMIENS

STATE OF IOWA, COUNTY OF Adair

This instrument was acknowledged before me on September 28, 2006, by Loren Gene Smiens, a single person.

Ruth Jensen
Ruth Jensen, Notary Public



(This form of acknowledgment for individual grantor(s) only)