

Document 2006 4217

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Rec Amt \$12.00 Aud Amt \$5.00

MICHELLE UTSLER, COUNTY RECORDER
MADISON IOWA

COMPUTER	<input checked="" type="checkbox"/>
RECORDED	<input checked="" type="checkbox"/>
CGS TAP 7D	<input checked="" type="checkbox"/>

X
C



WARRANTY DEED
THE IOWA STATE BAR ASSOCIATION
Official Form No. 101
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

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

Taxpayer Information: (Name and complete address)

Williams M. Bintner and Julie A. Bintner
310 North Cherry
St. Charles, IA 50240

Return Document To: (Name and complete address)

John E. Casper
P.O. Box 67
Winterset, IA 50273

Grantors:

Lawrence C. Shannon
Cynthia K. Shannon

Grantees:

William M. Bintner
Julie A. Bintner

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED

For the consideration of Removal of cloud on real estate title
Dollar(s) and other valuable consideration,
LAWRENCE C. SHANNON and CYNTHIA K. SHANNON, Husband and Wife,

do hereby Convey to
WILLIAM M. BINTNER and JULIE A. BINTNER, Husband and Wife, as tenants in common,

the following described real estate in Madison County, Iowa:
Parcel "C" in the Northeast Quarter (1/4) and the Northeast Quarter (1/4) of the Southeast Quarter (1/4), all in Section Thirty-six (36), Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, containing 186.884 acres, as shown in amended Plat of Survey filed Book 2006, Page 1854 on May 10, 2006 in the Office of the Recorder of Madison County, Iowa.

This Deed corrects and supersedes the legal description of the real estate described in the deed which is dated October 21, 2005 and filed for record on October 26, 2005 in the Madison County Recorder's Office in Book 2005 at Page 5179.

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.

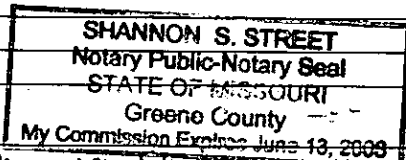
STATE OF MISSOURI
COUNTY OF GREENE

Dated: August Sept. 19, 2006

This instrument was acknowledged before me on August Sept, 2006 by Lawrence C. Shannon and Cynthia K. Shannon

Lawrence C. Shannon (Grantor)

Cynthia K. Shannon (Grantor)



Shannon Street
Shannon Street Notary Public

(Grantor)

(Grantor)