

Document 2006 4258

Book 2006 Page 4258 Type 03 001 Pages 2  
Date 10/17/2006 Time 9:12 AM  
Rec Amt \$12.00 Aud Amt \$5.00  
Rev Transfer Tax \$190.40  
Rev Stamp# 466 DOV# 457

MICHELLE UTSLER, COUNTY RECORDER  
MADISON IOWA

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

TRCA

**Return Document To:** Nicholas O. Cooper, 317 6<sup>th</sup> Ave., Ste. 1200, Des Moines, IA 50309, Phone: 515-288-6041  
**Preparer Information:** Nicholas O. Cooper, 317 6<sup>th</sup> Ave., Ste. 1200, Des Moines, IA 50309, Phone: 515-288-6041  
**Address Tax Statement:** Bobby Vawter and Helen Sawyer, 724 N. 6<sup>th</sup> Ave. Circle, Winterset, IA 50273

\$119,500.00

### WARRANTY DEED

For the consideration of one and no/100 Dollar(s) and other valuable consideration, William R. Cooper and Jan Cooper, husband and wife; Dean M. Cooper and Elizabeth A. Cooper, husband and wife; and Connie K. Clark and Steve Clark, wife and husband, do hereby convey to Bobby Vawter and Helen Sawyer, joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Madison County, Iowa:

TRCA

Parcel 8A of Fieldstone Addition to the City of Winterset, Madison County, Iowa, and an undivided 1/22nd interest in the common areas and facilities of the Fieldstone Townhouses as shown in the Declaration of Covenants, Conditions and Restrictions of Fieldstone Townhouses recorded in Town Lot Deed Record 59, Page 634 of the Recorder's Office of Madison County, Iowa. There is no separate apartment number for the townhouse located on the parcel covered by this Warranty Deed. The apartment or townhouse is identified by the parcel designation set forth in a Plat of Survey for Lots Four (4) through Fifteen (15), Fieldstone Addition to the City of Winterset, Madison County, Iowa, recorded September 23, 1994, in Book 2, Page 226 of the Office of the Madison County, Iowa, Recorder.

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.

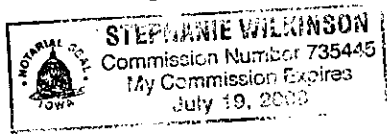
Dated: 10-16-06

William R. Cooper  
William R. Cooper, Grantor

Jan Cooper  
Jan Cooper, Grantor

STATE OF IOWA, COUNTY OF Polk

This instrument was acknowledged before me on 10-16-06, by William R. Cooper and Jan Cooper, husband and wife.



Stephanie Wilkinson  
, Notary Public

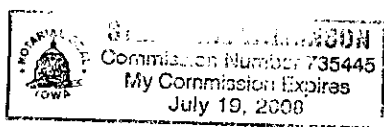
Dated: 10-16-06

Dean M. Cooper  
Dean M. Cooper, Grantor

Elizabeth A. Cooper  
Elizabeth A. Cooper, Grantor

STATE OF IOWA, COUNTY OF Polk

This instrument was acknowledged before me on 10-16-06, by Dean M. Cooper and Elizabeth A. Cooper, husband and wife.



Stephanie Wilkinson  
, Notary Public

Dated: 10-16-06

Connie K. Clark  
Connie K. Clark, Grantor

Steve Clark  
Steve Clark, Grantor

STATE OF IOWA, COUNTY OF Polk

This instrument was acknowledged before me on Oct 14, 06, by Connie K. Clark and Steve Clark, wife and husband.



Stephanie Wilkinson  
, Notary Public