

Document 2006 5150

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Date 12/12/2006 Time 10:54 AM
Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$271.20
Rev Stamp# 571 DOV# 556

MICHELLE UTSLER, COUNTY RECORDER
MADISON IOWA

COMPUTER	✓
RECORDED	✓
COMPARED	✓

LTC
This instrument prepared by:
MARK U. ABENDROTH, ABENDROTH & RUSSELL, P.C., 2536 - 73rd Street, Urbandale, Iowa 50322

Return to:
IOWA REALTY, 3501 Westown Parkway, West Des Moines, Iowa 50266

(JDG) Phone # (515) 453-4635

Mail tax statements to:
ALAN LANGE & JILL LANGE, 212 15th AVE N, Winterset, IA 50273

File #16611025 / 282817

\$ 170,000.00

WARRANTY DEED



Legal: **Lot One (1), EXCEPT the North 12 feet thereof, of Maple Lane Estates, an Addition to the City of Winterset, Madison County, Iowa**

Address: 212 15th Ave N, Winterset, IA 50273

Parcel ID: 820 820006400011000 00

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Richard H. Goodman and Diane Goodman, husband and wife**, do hereby convey unto **Alan Lange and Jill Lange, husband and wife**, as Joint Tenants with full rights of survivorship and not as Tenants in Common, 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 Warren)

On this 7 day of December,
2006, before me the undersigned, a Notary Public
in and for said State, personally appeared **Richard H.
Goodman and Diane Goodman, 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.

Denny Morrow
Notary Public in and for said State



DENNY MORROW
COMMISSION NO. 729090
MY COMMISSION EXPIRES
6-21-07

Dated:

12/7, 2006

Richard H. Goodman
Richard H. Goodman

Diane Goodman
Diane Goodman