

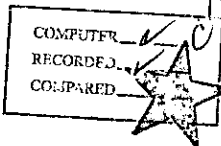
\$86,000.00
Preparer

MICHELLE UTSLER, COUNTY RECORDER
MADISON IOWA

Information Jerrold Wanek, 835 Insurance Exchange Building, Des Moines, IA 50309, (515) 243-1249

Jerrold Wanek ISBA # 8088 SPACE ABOVE THIS LINE
FOR RECORDER

Address Tax Statements: Joel C. and Nancy A. Wilson, 2515 Druid Hill Drive, Des Moines, IA 50315



WARRANTY DEED - JOINT TENANCY

For the consideration of One and no/100 Dollar(s) and other valuable consideration, John Peckham and Deloris Peckham, Husband and Wife do hereby Convey to Joel C. Wilson and Nancy A. Wilson, 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:
The East 24 feet of Lot Thirty-nine (39) of the Original Town Plat of the town of Macksburg,
Iowa:

This deed is given in full satisfaction of a real estate contract dated October 30, 2002 between John Peckham and Deloris Peckham, as Sellers, and Joel C. Wilson and Nancy A. Wilson, as Buyers. *Book 2002, Pg 5371*

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: October 30, 2002

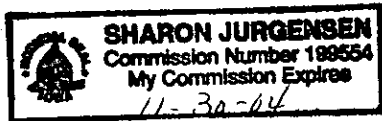
John Peckham

John Peckham (Grantor)
Deloris Peckham

Delores Peckham (Grantor)

STATE OF IOWA, MADISON COUNTY, ss:

On this 30th day of October, 2002, before me, the undersigned, a Notary Public in and for said State, personally appeared John Peckham and Deloris Peckham, Husband and Wife to me known to be the identical persons named in and who executed the foregoing instrument and acknowledged that they executed the same as their voluntary act and deed.



Sharon K. Jurgensen

Notary Public

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

Return To: *Judy Haist*
100 W. North St.
P.O. Box 115
Macksburg, Ia 50155