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Date 1/03/2007 Time 10:27 AM

Rec Amt \$17.00 Aud Amt \$5.00

Rev Transfer Tax \$63.20

Rev Stamp# 4 DOV# 4

LISA SMITH, COUNTY RECORDER
MADISON IOWA

INDX ✓
ANNO ✓
SCAN
CHEK



WARRANTY DEED

(Several Grantors)

THE IOWA STATE BAR ASSOCIATION
Official Form No. 102

Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

G. Stephen Walters, P.O. Box 230, Winterset, IA 50273, Phone: (515) 462-3731
410,000.00

Taxpayer Information: (Name and complete address)

Kenneth Johnson, 1608 Ironwood Trail, Earlham, IA 50072

✓ **Return Document To:** (Name and complete address)

G. Stephen Walters, P.O. Box 230, Winterset, IA 50273, Phone: (515) 462-3731

Grantors:

Peter Corkrean
Shawn Nigg
Sarah Nigg

Grantees:

Kenneth Johnson
Kimberly Johnson

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED (Several Grantors)

For the consideration of 40,000.00

Dollar(s) and other valuable consideration,

Peter Corkrean, an unmarried person; Shawn Nigg and Sarah Nigg, Husband and Wife

do hereby Convey to

Kenneth Johnson and Kimberly Johnson, 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:



Parcel "B" located in the Northwest Quarter (1/4) of the Southeast Quarter (1/4) of Section Twenty-six (26), Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, containing 10.00 acres as shown in Plat of Survey filed in Book 2006, Page 5237 on December 19, 2006, in the Office of the Recorder of Madison County, Iowa.

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: December 26, 2006

<u>Peter Corkrean</u>	(Grantor)	_____	(Grantor)
<u>Shawn Nigg</u>	(Grantor)	_____	(Grantor)
<u>Sarah C. Nigg</u>	(Grantor)	_____	(Grantor)
_____	(Grantor)	_____	(Grantor)

STATE OF IOWA, COUNTY OF MADISON

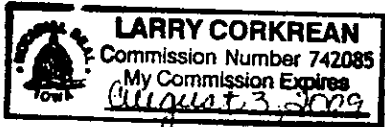
This instrument was acknowledged before me on 12/26/06, by Peter Corkrean

 **LARRY CORKREAN**
Commission Number 742085
My Commission Expires August 3, 2009

Larry Corkrean, Notary Public

STATE OF IOWA, COUNTY OF MADISON

This instrument was acknowledged before me on 12/26/06, by
Shawn Nigg and Sarah Nigg



Larry Corkrean
_____, Notary Public

STATE OF _____, COUNTY OF _____

This instrument was acknowledged before me on _____, by

_____, Notary Public

STATE OF _____, COUNTY OF _____

This instrument was acknowledged before me on _____, by

_____, Notary Public

STATE OF _____, COUNTY OF _____

This instrument was acknowledged before me on _____, by

_____, Notary Public