

Book 2007 Page 1761 Type 03 001 Pages 2
Date 4/30/2007 Time 1:02 PM
Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$15.20
Rev Stamp# 166
LISA SMITH, COUNTY RECORDER
MADISON IOWA

IND ✓
ANN ✓
SCAN
CHEF

THE IOWA STATE BAR ASSOCIATION Official Form No. 103 - May 2006
Jerrold B. Oliver
FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER
Return To: Jerrold B. Oliver, P.O. Box 230, Winterset, IA 50273, (515) 462-3731
Preparer: Jerrold B. Oliver, P.O. Box 230, Winterset, IA 50273, (515) 462-3731
Taxpayer: Daniel Kozak Jr. and Tracy Kozak, 720 West Main St., St. Charles, IA 50240



WARRANTY DEED - JOINT TENANCY

For the consideration of Ten thousand Dollar(s) and other valuable consideration,
Donald Read and Anna Read, Husband and Wife

do hereby
Convey to Daniel Kozak Jr. and Tracy Kozak

as Joint
Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in
Madison County, Iowa:

See 1 in Addendum

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.

Donald W. Read
Donald Read (Grantor)

Dated: April 26, 2007
Anna B. Read
Anna Read (Grantor)

STATE OF IOWA, COUNTY OF MADISON
This instrument was acknowledged before me on April 26, 2007, by Donald Read and Anna Read, Husband and Wife

Tasha A. White
Notary Public



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

Addendum

1. Parcel "Q" located in the West Half of the Northeast Quarter of Section 23, Township 75 North, Range 26 West of the 5th P.M., as shown in the Amended Plat of Survey recorded in Book 2005, Page 3969 of the Recorder's Office of Madison County, Iowa

This Warranty Deed is given in satisfaction of Real Estate Contract recorded in Book 2005, Page 4073 of the Recorder's Office of Madsion County, Iowa