

Document 2007 2125

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Rec Amt \$12.00 Aud Amt \$5.00

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LISA SMITH, COUNTY RECORDER
MADISON IOWA



SPECIAL WARRANTY DEED

THE IOWA STATE BAR ASSOCIATION

Official Form No. 10F

Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Jerrold B. Oliver, P.O. Box 230, Winterset, IA 50273, Phone: (515) 462-3731

Taxpayer Information: (Name and complete address)

Donald Ray Eyerly, Jr., 1671 Fox Trail, Winterset, IA 50273

(Faint, illegible text)

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

Donald Ray Eyerly, Jr., 1671 Fox Trail, Winterset, IA 50273

Grantors:

LeRoy C. Bailey
Eleanora M. Bailey

Grantees:

Donald Ray Eyerly, Jr.

Legal description: See Page 2

Document or instrument number of previously recorded documents:



SPECIAL WARRANTY DEED

For the consideration of One

Dollar(s) and other valuable consideration,
LeRoy C. Bailey and Eleanora M. Bailey, Husband and Wife

do hereby Convey to
Donald Ray Eyerly, Jr.

the following described real estate in Madison County, Iowa:

All that part of the East Half (E½) of the Northeast Quarter (NE¼) of the Southwest Quarter (SW¼) lying South and West of Middle River of Section Seven (7), Township Seventy-five (75) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa

The consideration for this deed is less than \$500.00. Therefore, no Declaration of Value or Ground Water Statement is required.

Grantors do Hereby Covenant with Grantees and successors in interest to Warrant and Defend the real estate against the lawful claims of all persons claiming by, through or under them, 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.

STATE OF IOWA
COUNTY OF CALHOUN

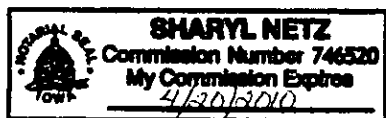
Dated: May 16, 2007

This instrument was acknowledged before me on May 16, 2007 by LeRoy C. Bailey and Eleanora M. Bailey

LeRoy C. Bailey
LeRoy C. Bailey (Grantor)

Eleanora M. Bailey
Eleanora M. Bailey (Grantor)

Sharyl Netz
Sharyl Netz, Notary Public



(Grantor)

(Grantor)

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