

Document 2007 2245

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Date 6/01/2007 Time 11:34 AM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$223.20  
Rev Stamp# 213 DOV# 223

IND ✓  
ANNC  
SCAN  
CHEK

LISA SMITH, COUNTY RECORDER  
MADISON IOWA

LITCA

This instrument prepared by:

MARK U. ABENDROTH, ABENDROTH & RUSSELL, P.C., 2536 - 73<sup>rd</sup> Street, Urbandale, Iowa 50322

Phone # (515) 453-4690

Return to:

MIDLAND ESCROW SERVICES, 3501 Westown Parkway, West Des Moines, Iowa 50266

Mail tax statements to:

Justin T. Sly and Jennifer R. Sly, 535 NW Walnut, Earlham, IA 50072

File # 3811 / 150704019 / 303367 jg

\$140,000.00

## WARRANTY DEED

Legal:

A tract of land commencing 33 feet West and 33 feet South of the Northeast corner of the Southeast Quarter (SE ¼) of Section One (1) in Township Seventy-seven (77) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, running thence West 100.8 feet, thence South 126.2 feet, thence East 100.8 feet, thence North 126.2 feet to the point of beginning



Address: 535 NW Walnut Earlham, IA 50072

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Theresa D. Hohertz and Jon M. Hohertz, wife and husband**, do hereby convey unto **Justin T. Sly and Jennifer R. Sly, 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.

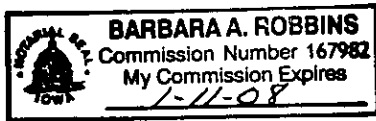
STATE OF IOWA )

COUNTY OF Polk )

SS:

On this 30 day of May, 2007, before me the undersigned, a Notary Public in and for said State, personally appeared **Theresa D. Hohertz and Jon M. Hohertz, wife and husband**, 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.

Barbara A. Robbins  
Notary Public in and for said State



Dated: 5/30/07

Theresa D. Hohertz  
Theresa D. Hohertz

Jon M. Hohertz  
Jon M. Hohertz