

Document 2007 2339

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Date 6/07/2007 Time 3:54 PM

Rec Amt \$17.00 Aud Amt \$15.00

Rev Transfer Tax \$515.20

Rev Stamp# 226 DOV# 233

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

#322,312.50

Preparer Information: (Name, address and phone number)

James F. Fowler, 209 N. Howard Street, PO Box 197, Indianola, IA 50125, Phone: (515) 961-5377

Taxpayer Information: (Name and complete address)

James and Gloria Tracy

3089 - 230th St

St Charles, IA 50240

Return Document To: (Name and complete address)

James and Gloria Tracy

3089 - 230th St

St Charles, IA 50240

Grantors:

Ann Lea Martin

Edward Martin

Paula Jean Mindell

Brian R. Martens

Bradley Paul Martens

Betsy Martens

Grantees:

James Tracy

Gloria Tracy

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED (Several Grantors)

For the consideration of One (\$1.00)

Dollar(s) and other valuable consideration,

Ann Lea Martin aka Ann Martin and Edward Martin, wife and husband; Paula Jean Mindell aka Paula Mindell, single; Brian R. Martens aka Brian Martens, single; Bradley Paul Martens aka Brad Martens and Betsy Martens, husband and wife,

do hereby Convey to

James Tracy and Gloria Tracy, 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:

SE¼ SE¼ of Section 8, W½ SW¼ of Section 9, and N½ NW¼ NW¼ of Section 16 in Township 75 North, Range 26 West of the 5th P.M., EXCEPT Parcel "A" located in the Northwest Quarter (1/4) of the Southwest Quarter (1/4) of Section Nine (9), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, containing 5.07 acres, as shown in Plat of Survey filed in Book 2004, Page 3351 on July 19, 2004 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 29, 2006

Ann Lea Martin
Ann Lea Martin (Grantor)

Bradley Paul Martens
Bradley Paul Martens (Grantor)

Edward Martin
Edward Martin (Grantor)

Betsy Martens
Betsy Martens (Grantor)

Paula Jean Mindell
Paula Jean Mindell (Grantor)

Brian R. Martens
Brian R. Martens (Grantor)

Brian R. Martens
Brian R. Martens (Grantor)

Brian R. Martens
Brian R. Martens (Grantor)

STATE OF MISSOURI COUNTY OF Nodaway

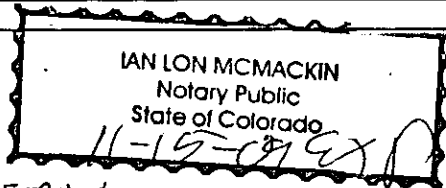
This instrument was acknowledged before me on December 29, 2006, by Ann Martens and Edward Martens
Ann Martin and Edward Martin

Ellen Ferguson, Notary Public

ELLEN FERGUSON
NOTARY PUBLIC - NOTARY SEAL
STATE OF MISSOURI
NODAWAY COUNTY
COMMISSION # 05539323
MY COMMISSION EXPIRES: 09-09-2009

STATE OF Colorado, COUNTY OF Arapahoe

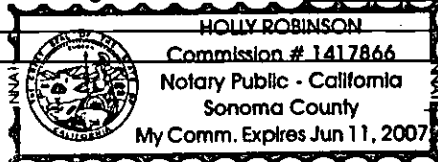
This instrument was acknowledged before me on February 27, 2007, by Paula Jean Mindell



[Signature], Notary Public

STATE OF CALIFORNIA, COUNTY OF SONOMA

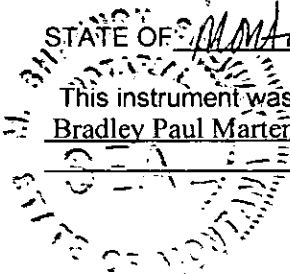
This instrument was acknowledged before me on MARCH 06, 2007, by Brian R. Martens



[Signature], Notary Public

STATE OF Montana, COUNTY OF Missoula

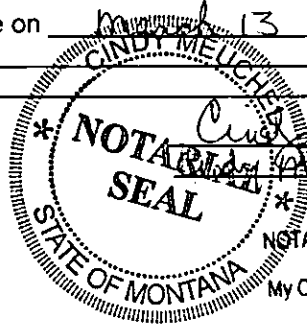
This instrument was acknowledged before me on March 12, 2007, by Bradley Paul Martens



[Signature]
M. Shannon Selway, Notary Public
State of Montana
my commission expires: 10-30-2010

STATE OF Montana, COUNTY OF Missoula

This instrument was acknowledged before me on March 13, 2007, by Betsy Martens



[Signature], Notary Public

NOTARY PUBLIC for the State of Montana
Residing at Missoula, Montana
My Commission Expires 11-30-2010