



Document 2007 3449

Book 2007 Page 3449 Type 03 001 Pages 3
Date 9/11/2007 Time 11:17 AM
Rec Amt \$17.00 Aud Amt \$10.00

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LISA SMITH. COUNTY RECORDER
MADISON IOWA

SPECIAL WARRANTY DEED

THE IOWA STATE BAR ASSOCIATION

Official Form No. 105

Recorder's Cover Sheet

Preparer Information: (name, address and phone number)

David L. Jungmann, 113 W. Iowa, PO Box 329, Greenfield, IA 50849, Phone: (641) 743-6195

Taxpayer Information: (name and complete address)

Greg L. McLaughlin, 1697 - 105th Street, Earlham, IA 50072

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

David L. Jungmann, 113 W. Iowa, PO Box 329, Greenfield, IA 50849, Phone: (641) 743-6195

Grantors:

JEAN M. McLAUGHLIN

Grantees:

GREG L. McLAUGHLIN

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

David L. Jungmann

SPECIAL WARRANTY DEED

For the consideration of ONE (\$1.00) Dollar(s) and other valuable consideration, JEAN M. McLAUGHLIN, a/k/a Jean Marie McLaughlin, a/k/a Jean McLaughlin, a single person, does hereby Convey to GREG L. McLAUGHLIN, a/k/a Greg Lewis McLaughlin, a/k/a Gregory L. McLaughlin, a/k/a Greg McLaughlin, the following described real estate in Madison County, Iowa:

Parcel "D" in the Southwest Quarter of the Northwest Quarter (SW $\frac{1}{4}$ NW $\frac{1}{4}$) of Section Five (5), Township Seventy-seven (77) North, Range Twenty-eight (28) West of the Principal Meridian, Madison County, Iowa, more particularly described as follows: Beginning at the West Quarter Corner of Section Five (5), Township Seventy-seven (77) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa; thence along the South line of the Southwest Quarter of the Northwest Quarter (SW $\frac{1}{4}$ NW $\frac{1}{4}$) of said Section Five (5), South 90°00'00" East 708.05 feet; thence N00°17'21" West, 373.33 feet, thence North 90°00'00" West, 709.85 feet to the West line of said Southwest Quarter of the Northwest Quarter (SW $\frac{1}{4}$ NW $\frac{1}{4}$); thence along said West line, South 00° East 373.35 feet to the point of beginning. Said Parcel "D" contains 6.076 acres including 0.810 acres of county road right-of-way.

AND

The South 32 feet of Lot Four (4) and the North 18 feet of Lot Five (5) in Block Six (6) of Nicholson's Addition to the Town of Earlham, Iowa.


NO TRANSFER STAMP – Consideration less than \$500.00

NO DECLARATION OF VALUE or GROUNDWATER HAZARD STATEMENT – Deed pursuant to Decree of Dissolution of Marriage filed August 21, 2007 in Madison County CDDM 005716.

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.

Dated: August 31st, 2007.


JEAN M. McLAUGHLIN

STATE OF IOWA, COUNTY OF Polk, ss:

On this 31st day of August, 2007, before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared Jean M. McLaughlin, a/k/a Jean Marie McLaughlin, a/k/a Jean McLaughlin, a single person, to me known to be the identical person named in and who executed the foregoing instrument, and acknowledged that she executed the same as her voluntary act and deed.

, Notary Public

