

Document 2007 3610

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Date 9/24/2007 Time 1:31 PM

Rec Amt \$7.00 Aud Amt \$5.00

Rev Transfer Tax \$303.20

Rev Stamp# 372 DOV# 385

LISA SMITH, COUNTY RECORDER

MADISON IOWA

INDX ✓

ANNO

SCAN

CHEK

THE IOWA STATE BAR ASSOCIATION
Official Form No. 103 - May 2006

FOR THE LEGAL EFFECT OF THE USE OF
THIS FORM, CONSULT YOUR LAWYER

Return To: Shawn and Kelly Koehler, 1311 West Court, Winterset, IA 50273

Preparer: Jerrold B. Oliver, Post Office Box 230, Winterset, IA 50273, (515) 462-3731

Taxpayer: Shawn and Kelly Koehler, 1311 West Court, Winterset, IA 50273



WARRANTY DEED - JOINT TENANCY

For the consideration of -----\$190,000.00----- Dollar(s) and other valuable consideration,
John Crouse and Michelle Ann Crouse, Husband and Wife,

do hereby

Convey to Shawn W. Koehler and Kelly J. Koehler

as Joint

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

Lot Five (5) of Corkrean's Second Addition to the City of Winterset, 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: 9/20/07

John Crouse

(Grantor)

Michelle Ann Crouse

(Grantor)

STATE OF IOWA, COUNTY OF MADISON

This instrument was acknowledged before me on 9/20/07, by John Crouse and Michelle Ann Crouse, Husband and Wife,



[Signature], Notary Public

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