



FILED NO. 1359

BOOK 62 PAGE 712

98 SEP 25 AM 10:45

FIRST REALTY
3501 WESTOWN PARKWAY
WEST DES MOINES, IA 50266

COMPUTER
RECORDED
COMPALED

MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

PREPARED BY: S. STRAIT, MIDLAND ESCROW, 3501 WESTOWN PARKWAY, WEST DES MOINES, IOWA 50266 453-4681

109,000

SPACE ABOVE THIS LINE FOR RECORDER

WARRANTY DEED

REC 5-10
AUG 5-10
FILE 1-00

KNOW ALL MEN BY THESE PRESENTS: In consideration of the sum of ONE Dollar and other good and valuable consideration, the receipt of which is hereby acknowledged, VIRGINIA M. YOUNG, A SINGLE PERSON, hereby convey unto CHRISTOPHER G. BIONDI AND SANDY L. BIONDI, HUSBAND AND WIFE, AS JOINT TENANTS WITH FULL RIGHTS OF SURVIVORSHIP AND NOT AS TENANTS IN COMMON, the following described real estate, situated in MADISON County, Iowa:



LOT TWO (2) AND THE NORTH 18 FEET OF LOT ONE (1) OF C.K. LEDLIES SUB-DIVISION, DIVISION NO. 1, TO THE TOWN OF EARLHAM, MADISON COUNTY, IOWA

SUBJECT TO ALL COVENANTS, RESTRICTIONS AND EASEMENTS OF RECORD.

Grantors do hereby covenant with grantees, and their successors in interest, that said grantors hold fee title to the real estate; that they have good and lawful authority to sell and convey the same; that said premises are free and clear of all liens and encumbrances whatsoever except as may be above stated; and they covenant to warrant and defend said 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 such 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 Sept 23, 1998.

By: *Virginia M. Young*
VIRGINIA M. YOUNG

By: _____

STATE OF IOWA)
)SS.
COUNTY OF POLK)

On this 23rd day of Sept., A.D. 1998, before me, a Notary Public in and for said State personally appeared VIRGINIA M. YOUNG, A SINGLE PERSON, known to be the person named in and who executed the foregoing instrument, and acknowledge that SHE executed the same as HER voluntary act and deed.

William E. Haakinson
Notary Public in and for Said State

