

THE IOWA STATE BAR ASSOCIATION  
Official Form No. 103

Jerrold B. Oliver ISBA # 04132

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

REAL ESTATE TRANSFER  
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*Michelle Utzler*  
RECORDER  
11-20-98 Madison  
DATE COUNTY

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BOOK 62 PAGE 788  
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MICHELLE UTZLER  
RECORDER  
MADISON COUNTY, IOWA

Preparer Information  Jerrold B. Oliver, P.O. Box 230, Winterset, Iowa 50273, (515) 462-3731

Individual's Name

Street Address

City

Phone



### WARRANTY DEED - JOINT TENANCY

SPACE ABOVE THIS LINE  
FOR RECORDER

For the consideration of SIXTY-ONE THOUSAND NINE HUNDRED  
Dollar(s) and other valuable consideration,  
TIMOTHY JAMES GUION and TAMARA K. GUION, Husband and Wife,

do hereby Convey to  
JUSTIN D. NEAS and AIMEE L. NEAS,

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

The West 49 feet of Lot Six (6), in Block Six (6), of A.B. Shriver's Addition to the Town of Winterset,  
in 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.

STATE OF IOWA Dated: 11-19-98

MADISON COUNTY, ss:

On this 19 day of Nov,  
19 98, before me, the undersigned, a Notary Public in and for said State, personally appeared  
Timothy James Guion and Tamara K. Guion,

*Timothy James Guion*  
Timothy James Guion (Grantor)

*Tamara K. Guion*  
Tamara K. Guion (Grantor)

to me known to be the identical persons named in and who executed the foregoing instrument and acknowledged that they executed the same as their voluntary act and deed.

Carol E Landis  
my commission expires Aug 31, 2001  
Notary Public (Grantor)

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