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MICHELLE UTALER
RECORDER
MADISON COUNTY, IOWA

Preparer Information: JOHN E. CASPER 223 E. COURT AVENUE, P.O. BOX 67 WINTERSSET, IOWA 50273-0067 (515) 462-4912
Individual's Name Street Address City Phone



WARRANTY DEED - JOINT TENANCY

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of ONE HUNDRED SEVENTY-EIGHT THOUSAND AND NO/100 (\$178,000.00) Dollar(s) and other valuable consideration,
RANDALL DUANE JEFFS and DENISE KAY JEFFS, husband and wife,

do hereby Convey to
TODD PEARSON and BETHANNE PEARSON, 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:

Lot Eight (8) of Patricia Acres, Plat No. One (1) a subdivision of part of the Southeast Quarter (1/4) of Section Thirty-five (35), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., 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: 17 NOVEMBER, 1998

MADISON COUNTY, ss:

On this 17 day of NOVEMBER, 1998, before me, the undersigned, a Notary Public in and for said State, personally appeared RANDALL DUANE JEFFS and DENISE KAY JEFFS

Randall Duane Jeffs
RANDALL DUANE JEFFS (Grantor)

Denise Kay Jeffs
DENISE KAY JEFFS (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.

Steven R. Weeks
Notary Public

(Grantor)

(Grantor)

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

