

REAL ESTATE TRANSFER
TAX PAID 17
STAMP # 20
\$ 127
Michelle Utshel
RECORDER
1-8-98 Madison
DATE COUNTY

COMPUTER
RECORDED
COMPARED
REC \$ 11.00
AUD \$ 5.00
R.M.F. \$ 1.00

FILED NO. 2802
BOOK 141 PAGE 29
99 JAN -8 PH 3:43
MICHELLE UTSHEL
RECORDER
MADISON COUNTY, IOWA

Preparer Information Samuel H. Braland, P.O. Box 370, Earlham, IA 50072 (515) 758-2267
Individual's Name Street Address City Phone

SPACE ABOVE THIS LINE
FOR RECORDER



WARRANTY DEED - JOINT TENANCY

For the consideration of -----Eighty Thousand
Dollar(s) and other valuable consideration,
LUCRETIA N. NEWTON formerly known as LUCRETIA N. DRAKE by James L. Drake her
Attorney-In-Fact, and PHILLIP NEWTON, her spouse,

do hereby Convey to
JERRON W. DRAKE and LORRIE JO DRAKE, 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:

The East One-half of the Northeast Quarter (E $\frac{1}{2}$ NE $\frac{1}{2}$) of Section 8, Township 75
North, Range 29 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 COUNTY, MADISON

Dated: December 31, 1998

On this 31 day of December,
19 98, before me, the undersigned, a Notary
Public in and for said State, personally appeared
Phillip Newton

James L. Drake
(James L. Drake as Attorney-In- (Grantor)
Fact for Lucretia N. Newton)

Phillip Newton
(Phillip Newton) (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.

(Grantor)

Michelle L. Cole
Notary Public

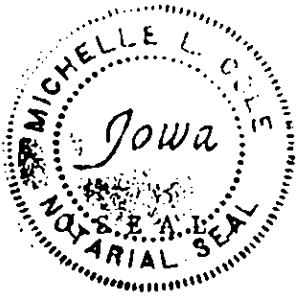
(Grantor)

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

Farham, IA 50072
PO 436
Farham Savings Bank

STATE OF IOWA :
: SS
Polk COUNTY :

On this 31st day of December, 1998, before me, a Notary Public in and for the State of Iowa, personally appeared James L. Drake, to me known to be the person who executed the foregoing instrument in behalf of Lucretia N. Newton, and acknowledged that that person executed the same as the voluntary act and deed of said Lucretia N. Newton.



Michelle L. Clark
Notary Public in and for the State of Iowa.

1/84 23076