

THE IOWA STATE BAR ASSOCIATION
Official Form No. 101

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

REAL ESTATE RECORDER
23
\$ 10,320
Michelle Utsler
RECORDER
1-15-99 Madison
DATE COUNTY

COMPUTER
RECORDED
COMPARED

FILED NO. 2942
BOOK 62 PAGE 880
99 JAN 15 PM 3:06

REC \$ 5.00
AUD \$ 5.00
R.M.F. \$ 1.00

MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA
(515) 758-2267

Preparer Information: Dean R. Nelson, P.O. Box 370, Earlham, IA 50072
Individual's Name Street Address City



WARRANTY DEED

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of ---Sixty-five Thousand
Dollar(s) and other valuable consideration,
BERNIECE SCHWAB, a single person,

do hereby Convey to
DAVID A. SMITH and COLLEEN M. SMITH, husband and wife, as tenants in common,

the following described real estate in Madison County, Iowa:

A tract of land described as follows: Commencing at a point 6 rods South of the South line of Jefferson Street in the City of Winterset, on the East line of the Southwest Quarter (1/4) of Section Thirty-six (36), and running thence West 8 rods, thence South 5 rods, thence East 8 rods, thence North 5 rods to the place of beginning, being a part of the Northeast Quarter (1/4) of the Southwest Quarter (1/4) of Section Thirty-six (36) in 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: January 14, 1999

MADISON COUNTY, ss: Berniece Schwab
On this 14th day of January, 1999, before me, the undersigned, a Notary Public in and for said State, personally appeared Berniece Schwab (Berniece Schwab) (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)

George I. Bown (George I. Bown) Notary Public (Grantor)

(This form of acknowledgment for notary public is authorized by the Iowa Code.)
GEORGE I. BOWN
MY COMMISSION EXPIRES
10-31-01