

THE IOWA STATE BAR ASSOCIATION  
Official Form No. 101

Jerrold B. Oliver ISBA # 04132

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

REAL ESTATE TRANSFER  
TAX PAID 28  
STAMP #  
\$ 39.20  
Michelle Utzler  
RECORDER  
4-21-99 Madison  
DATE COUNTY

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

FILED NO. 4246  
BOOK 141 PAGE 328  
99 APR 21 AM 11:18

COMPUTER   
RECORDED   
COMPALED

MICHELLE UTSLER  
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

SPACE ABOVE THIS LINE  
FOR RECORDER



WARRANTY DEED

For the consideration of TWENTY-FIVE THOUSAND  
Dollar(s) and other valuable consideration,  
THERESA O. CLARK and JAMES A. D. CLARK, Wife and Husband.

do hereby Convey to  
CHRISTINE A. GARDINIER,

the following described real estate in Madison County, Iowa:

A tract of land commencing at a point 102 feet South of the Southwest corner of the Northwest Quarter (1/4) of the Southwest Quarter (1/4) in Section Twenty-two (22), in Township Seventy-five (75) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, thence East 312 feet, thence North 419 feet, thence West 312 feet, thence South 419 feet to the point of beginning, and containing 3 acres more or less, including the present roadway, including the mobile home now located on said real estate.

Grantor also hereby grants to the Grantee all his rights in and to a perpetual easement commencing at the point 120 feet N of the SE corner of the above-described tract and 10 feet on either side of a line running due E 135 feet for the purpose of installing, repairing, maintaining and replacing a well, pump and necessary water line.

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 distributiv 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: April 15, 1999

MADISON COUNTY,

SS:

On this 15 day of April 19 99, before me, the undersigned, a Notary Public in and for said State, personally appeared Theresa O. Clark and James A. D. Clark

Theresa O. Clark (Grantor)

James A. D. Clark (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)

Notary Public

(Grantor)

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

JERROLD B. OLIVER  
MY COMMISSION EXPIRES  
April 28, 2000