

REAL ESTATE TRANSFER  
TAX PAID 44  
STAMP #  
\$ 20.240  
Michelle Utaler  
RECORDER  
7-30-92 Madison  
DATE COUNTY

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

000450  
FILED NO.  
BOOK 63 PAGE 297  
99 JUL 30 PM 2:34  
MICHELLE UTALER  
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 ONE HUNDRED TWENTY-SEVEN THOUSAND  
Dollar(s) and other valuable consideration,  
RICHARD L. DIETZ a/k/a Richard Louis Dietz and JILL DIETZ a/k/a Jill Camille Dietz, Husband and Wife,

do hereby Convey to  
DOUG MESSERSCHMITT and WHITNEY MESSERSCHMITT,

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

Lot Twenty-three (23) of Honor's Acres, Second Addition, to the City of Winterset, 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: 7-19-99  
MADISON COUNTY, ss:

On this 19<sup>th</sup> day of July, 1999, before me, the undersigned, a Notary Public in and for said State, personally appeared Richard L. Dietz and Jill Dietz

Richard L. Dietz (Grantor)

Jill Dietz (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.

Robert C. Duff  
Notary Public

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

ROBERT C. DUFF  
MY COMMISSION EXPIRES  
SEPTEMBER 27, 1999