

REAL ESTATE TRANSFER
TAX PAID <u>13</u>
\$ <u>51.20</u>
<i>Michelle Utzler</i>
RECORDER
<u>8-9-99</u> <u>Madison</u>
DATE COUNTY

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

FILED NO. 000596  
 BOOK 63 PAGE 330  
 99 AUG -9 PM 3: 30

IOWA REALTY CO.  
 3501 WESTOWN PARKWAY  
 WEST DES MOINES, IA 50266

COMPUTER   
 RECORDED   
 PREPARED

MICHELLE UTZLER  
 RECORDER  
 MADISON COUNTY, IOWA

PREPARED BY: L.Haynes, MIDLAND ESCROW, 409 N. JEFFERSON, INDIANOLA, IA 50125 515-453-7238

SPACE ABOVE THIS LINE FOR RECORDER

**WARRANTY DEED**

**KNOW ALL MEN BY THESE PRESENTS:** In consideration of the sum of ONE Dollar and other good and valuable consideration, the receipt of which is hereby acknowledged, **Norman Eugene Stephenson and Nancy Theresa Stephenson, husband and wife** hereby convey unto **John Rinkert and Julie Rinkert, husband and wife** AS JOINT TENANTS WITH FULL RIGHTS OF SURVIVORSHIP AND NOT AS TENANTS IN COMMON, the following described real estate, situated in MADISON County, Iowa:

The North Half (1/2) of Lots Three (3) and Four (4) in Block Four (4) of Guiberson's Addition to the City of Winterset, Madison County, Iowa AND Lot Two (2), except the East 15 feet thereof, in Block Four (4) of Guiberson's Addition to the City of Winterset, Madison County, Iowa.

**SUBJECT TO ALL COVENANTS, RESTRICTIONS AND EASEMENTS OF RECORD.**

Grantors do hereby covenant with grantees, and their successors in interest, that said grantors hold fee title to the real estate; that they have good and lawful authority to sell and convey the same; that said premises are free and clear of all liens and encumbrances whatsoever except as may be above stated; and they covenant to warrant and defend said 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 such 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.

Dated August, 4, 1999.

By: Norman Eugene Stephenson  
 Norman Eugene Stephenson

By: Nancy Theresa Stephenson  
 Nancy Theresa Stephenson

STATE OF IOWA                    )  
   )SS.  
 COUNTY OF MADISON         )

On this 4 day of August, A.D. 1999, before me, a Notary Public in and for the State of Iowa, personally appeared Norman Eugene Stephenson and Nancy Theresa Stephenson, husband and wife, known to be the persons named in and who executed the foregoing instrument, and acknowledge that they executed the same as their voluntary act and deed.



Steven R Weeks  
 Notary Public in and for Said State

My Commission expires 7/30/02