

39,000

REAL ESTATE TRANSFER
TAX PAID 6
STAMP \$
\$ 50 40
Michelle Utzler
RECORDER
11-2-99 Madison
DATE COUNTY

FILED NO. **201801**

BOOK 142 PAGE 55

1999 NOV -2 PM 2:30

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

MICHELLE UTZLER
RECORDER
MADISON COUNTY, IOWA

Preparer
Information

Dean R. Nelson
Individual's Name

P.O. Box 370
Street Address

Earlham, IA 50072 (515) 758-2267
City Phone



WARRANTY DEED

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of ---One
Dollar(s) and other valuable consideration,
FREDA M. BRITTAIN and RONALD N. BRITTAIN, wife and husband,

do hereby Convey to
HAROLD A. FREY and MARY LOUISE FREY, husband and wife, all of our right, title
and interest in and to

the following described real estate in Madison County, Iowa:

The West One-half (W $\frac{1}{2}$) of the Southwest Quarter (SW $\frac{1}{4}$) of Section Twenty-four
(24), in Township Seventy-seven (77) North, Range Twenty-nine (29) West of the
5th P.M., Madison County, Iowa.

This deed is given in fulfillment of a real estate contract dated the 26th day
of February, 1985, and filed of record January 21, 1986, in the Office of the
Madison County Recorder in Book 120, Page 512. Inasmuch as this deed is given
in fulfillment of a recorded real estate contract, it is exempt from declaration
of value and groundwater hazard statement filing requirements.

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: March 16, 1998

SS:
MADISON COUNTY,
On this 16 day of March
19 98, before me, the undersigned, a Notary
Public in and for said State, personally appeared
Freda M. Brittain and Ronald N.
Brittain

Freda M. Brittain
(Freda M. Brittain) (Grantor)

Ronald N. Brittain
(Ronald N. Brittain) (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.

Dean R. Nelson
DEAN R. NELSON
Notary Public

(Grantor)

(Grantor)

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