

THE IOWA STATE BAR ASSOCIATION
Official Form No 103

Jerrold B Oliver ISBA # 04132

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

REAL ESTATE TRANSFER
TAX PAID 49
STAMP #
\$ 119 20/44
Michelle Utoller
RECORDER
3-20-98 Madison
DATE COUNTY

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

FILED NO 3581
BOOK 138 PAGE 720
98 MAR 20 PM 3:23
MICHELLE UTOLLER
RECORDER
MADISON COUNTY, IOWA

COMPUTER
RECORDED
COMPARED

Preparer Information Jerrold B Oliver, P O Box 230, Winterset, (515) 462-3731

Individual's Name Street Address City Phone



WARRANTY DEED - JOINT TENANCY

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of SEVENTY-FIVE THOUSAND
Dollar(s) and other valuable consideration,
VERNE E CRABBS and ELAINE CRABBS, Husband and Wife,

do hereby Convey to
GARY V CRABBS and MICHELLE A CRABBS,

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

A tract of land commencing at the Northwest corner of the East Half (E1/2) of the Southwest Quarter
(1/4) of Section Five (5) in Township Seventy-seven (77) North, Range Twenty-eight (28) West of the
5th P M , Madison County, Iowa, thence East on the North line of said 80 acre tract 653 feet, thence
89 degrees 11' right and Southerly 330 feet, thence 90 degrees 08' right and westerly 653 feet to the
West line of said East Half (1/2) of the Southwest Quarter (1/4) of said Section Five (5), thence 89
degrees 52' right and Northerly 337 8 feet to the point of beginning

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 February 25, 1998

MADISON COUNTY, ss

On this 25th day of February
19 98, before me, the undersigned, a Notary
Public in and for said State, personally appeared
Verne E. Crabbs and Elaine Crabbs

Verne E. Crabbs (Grantor)

Elaine Crabbs (Grantor)

to be 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

(Susan Clark)
Notary Public

(Grantor)

(Grantor)

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