

THE IOWA STATE BAR ASSOCIATION
Official Form No 101

14026

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

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COMPUTER
RECORDED
COMPARED

REC \$ 5.00
AUD \$ 5.00
RMF \$ 1.00

MICHELLE UIBLE
RECORDER
MADISON COUNTY, IOWA
515-327-0118

Preparer
Information

Johnnie R. Hays 4522 E.P. True Pky #202, West Des Moines, IA 50265
Individual's Name Street Address City Phone



WARRANTY DEED

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of \$1000
Dollar(s) and other valuable consideration,
E, Mary Ann Banks

do hereby Convey to Michael Allen Banks subject to a life
estate in Mary Ann Banks

the following described real estate in Madison County, Iowa

Commencing 26 feet west and 342 feet south of the Northeast corner of the Northwest Quarter (NW 1/4) of Section Thirty-two (32) in Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th P.M., thence West 164.21 feet, thence South 397.91 feet, thence east 164.21 feet, thence north 397.91 feet to the point of beginning, containing 1.5 acres, more or less.

Consideration \$500.00 or less

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
Madison COUNTY, ss

Dated X 15 Jan 1998

On this 15 day of Jan, 19 98, before me, the undersigned, a Notary Public in and for said State, personally appeared Mary Ann Banks

[Signature]
(Grantor)

(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)

(Grantor)

[Signature]
Notary Public

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