

COMPUTER   
RECORDED   
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FILED NO. 2905  
BOOK 134 PAGE 328

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

95 MAY 10 AM 10:17  
MICHELLE ULLMANN  
RECORDER  
MADISON COUNTY, IOWA



SPACE ABOVE THIS LINE  
FOR RECORDER

**WARRANTY DEED - JOINT TENANCY**

For the consideration of ONE----- (\$1.00)---  
Dollar(s) and other valuable consideration,

Wayne H. Schoen and Margaret E. Schoen, Husband and Wife,

do hereby Convey to

Gary Wayne Schoen and Beverly Schoen

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

An undivided one-half interest in and to the following-described  
real estate, to-wit:

The Southeast Quarter (SE 1/4) of the Northwest Quarter (NW 1/4)  
and the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW  
1/4) and the South Three-fourths (S 3/4ths) of the East Half (E  
1/2) of the Southwest Quarter (SW 1/4) of the Northwest Quarter (NW  
1/4) of Section Seventeen (17) in Township Seventy-six (76) North,  
Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa.

(The consideration for this Deed is less than \$500.00)

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, ss:  
MADISON COUNTY,  
On this 20 day of May,  
1995 before me, the undersigned, a Notary  
Public in and for said State, personally appeared  
Wayne H. Schoen and Margaret E.  
Schoen

Dated: April 20, 1995

x Wayne H. Schoen  
Wayne H. Schoen (Grantor)

x Margaret E. Schoen  
Margaret E. Schoen (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.

[Signature]  
Notary Public

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

(Grantor)

(Grantor)