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FILED NO. 2953

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95 MAY 15 PM 3: 52

REC 5 OL  
AUD 5 OL  
R.M.F. \$ 1.00

MICHELLE UTSELL  
RECORDER  
MADISON COUNTY, IOWA

SPACE ABOVE THIS LINE  
FOR RECORDER



### WARRANTY DEED

For the consideration of One and 00/100----- (\$1.00)  
Dollar(s) and other valuable consideration,  
MELVIN E. PENROD and BEVERLY J. PENROD, formerly Beverly J.  
Carfrae, Husband and Wife

do hereby Convey to  
MELVIN E. PENROD and BEVERLY J. PENROD, as Tenants in Common

the following described real estate in MADISON County, Iowa:  
Lot Two (2) of Second West Court Addition to Winterset, Madison  
County, Iowa.

This Warranty Deed is between a husband and wife and no Declaration  
of Value or Groundwater Hazard Statement is required.

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: May 11, 1995

MADISON COUNTY, SS:  
On this 11 day of May,  
19 95, before me, the undersigned, a Notary  
Public in and for said State, personally appeared  
Melvin E. Penrod and Beverly J.  
Penrod

Melvin E. Penrod  
Melvin E. Penrod (Grantor)

Beverly J. Penrod  
Beverly J. Penrod (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.

Jerrold B. Oliver  
Notary Public

\_\_\_\_\_  
(Grantor)

\_\_\_\_\_  
(Grantor)

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

