

COMPUTER RECORDED COMPARED

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

REAL ESTATE TRANSFER TAX PAID 25 \$42.40 RECORDED 1-19-95 DATE COUNTY

FILED NO: 1863 BOOK 133 PAGE 752 95 JAN 19 PH 1:31 MICHELLE UTSLER RECORDER MADISON COUNTY, IOWA

WARRANTY DEED

For consideration of ONE DOLLARS and other valuable consideration (\$1.00 OVC), MARJORIE V. PATTERSON, a single person, does hereby Convey to ROSEMARY GIBSON the following described real estate in Madison County, Iowa:

The Northeast Quarter of the Northwest Quarter (NE 1/4 NW 1/4) of Section Twenty-two (22), Township Seventy-four (74) North, Range Twenty-nine (29) West of the 5th P.M.

THIS DEED GIVEN IN COMPLIANCE WITH PREVIOUSLY RECORDED REAL ESTATE CONTRACT. SEE BOOK 133, PAGE 502. DECLARATION EXEMPTION NO. 1 APPLIES.

Recorded October 20, 1994

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.

Words and phrases herein, including acknowledgement hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

STATE OF IOWA, Adair COUNTY, SS:

DATED: Jun. 12, 1995

On this 12 day of January, 1995, before me,

Marjorie V. Patterson MARJORIE V. PATTERSON

GRANTOR

the undersigned, a Notary Public in and for said State, personally appeared Marjorie V. Patterson, a single person, to me known to be the identical person named in and who executed the foregoing instrument and acknowledged that she executed the same as her voluntary act and deed.

JAY E. HOWE Notary Public (This form of acknowledgement for individual grantor(s) only)

