

REAL ESTATE TRANSFER
TAX PAID 31
STAMP
\$ 57.60
Michelle Utzler
RECORDER
1-25-95 Madison
DATE COUNTY

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RECORDED
COMPARED

FILED NO. 1897

BOOK 133 PAGE 771

95 JAN 25 AM 10:34

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

MICHELLE UTZLER
RECORDER
MADISON COUNTY, IOWA



WARRANTY DEED — JOINT TENANCY

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of Thirty-six Thousand Five Hundred and no/100 (\$36,500.00)
Dollar(s) and other valuable consideration, Steven Erb and Sherry Erb, husband and wife,

do hereby Convey to Danny R. See and Carol See, husband and wife,

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

A parcel of land described as commencing at the Northeast Corner of the Southeast Quarter (1/4) of the Northwest Quarter (1/4) of Section Ten (10), Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, thence South 0°00' 522.4 feet to the Point of Beginning; thence South 88°20' West 474.1 feet; thence South 0°42' West 116.7 feet; thence North 88°55' East 475.4 feet to the East line of said Southeast Quarter (1/4) of the Northwest Quarter (1/4); thence North 0°00' 121.5 feet to the Point of Beginning. Said parcel contains. 1.2974 Acres, including 0.0920 Acres of County Road Right of Way.

The East line of the Southeast Quarter (1/4) of the Northwest Quarter (1/4) of said Section Ten (10) is assumed to bear due North and South

This deed is in fulfillment of the real estate contract dated January 31, 1985 and recorded February 4, 1985 in the Madison County Recorder's Office in Book 118 at page 407

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:
Story COUNTY,

Dated: 1-18-95

On this 18 day of January, 1995, before me the undersigned, a Notary Public in and for said State, personally appeared Steven Erb and Sherry Erb

Steven Erb
Steven Erb (Grantor)

Sherry Erb
Sherry Erb (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)

Stella Simms Notary Public
(This form of acknowledgment in and for said state for individual grantor(s) only) Iowa

