

REAL ESTATE TRANSFER  
TAX PAID 7  
STAMP #  
10  
Michelle Utzler  
RECORDER  
7-16-95 Madison  
DATE COUNTY

COMPUTER RECORDED  
COMPARED

FILED NO. 39

BOOK 134 PAGE 439

95 JUL -6 AM 10:00

MICHELLE UTZLER  
RECORDER  
MADISON COUNTY, IOWA

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

SPACE ABOVE THIS LINE  
FOR RECORDER



### WARRANTY DEED

For the consideration of SEVEN THOUSAND AND NO/100----- (\$7,000.00)  
Dollar(s) and other valuable consideration,

ELLA M. FORRET, Single,

do hereby Convey to

ANTHONY J. FORRET and MARLA A. FORRET

the following described real estate in Madison County, Iowa:

A tract of land commencing at the Southeast Corner of the Northwest Quarter (NW 1/4) of Section Eight (8), Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, thence 1,940 feet North along the East side of said Section line to the place of beginning, thence West 300 feet, thence North parallel with the East line of said Section line 240 feet, thence East 300 feet to the East line of said Section, thence South 240 feet along said Section line to the Point of Beginning.

Said real estate is the same real estate described as "approximately one (1) Acre comprising the yard and residence" referred to in a Real Estate Contract entered into by and between Clarence E. Forret and Ella M. Forret, husband and wife, Sellers, and Anthony J. Forret and Marla A. Forret, Buyers, recorded in Book 103, Page 729 of the Recorder's Office of Madison County, Iowa.

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: June 29, 1995

MADISON COUNTY,

ss:

On this 29 day of June,  
19 95, before me, the undersigned, a Notary Public in and for said State, personally appeared  
Ella M. Forret

Ella M. Forret  
Ella M. Forret (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)

Jerrold B. Oliver  
Jerrold B. Oliver  
Notary Public

(Grantor)

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

