

THE IOWA STATE BAR ASSOCIATION
Official Form No. 101

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Winterset, Iowa

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MICHELLE WISSE
RECORDER
MADISON COUNTY, IOWA

SPACE ABOVE THIS LINE
FOR RECORDER



WARRANTY DEED

For the consideration of One and no/100----- (\$1.00)
Dollar(s) and other valuable consideration, (less than \$500.00)
Gerdon H. Kirk and Ruby I. Kirk, husband and wife

do hereby Convey to
Gerdon H. Kirk

the following described real estate in Madison County, Iowa:

The Southeast Quarter of the Southwest Quarter (SE 1/4 SW 1/4) of Section Twenty-six (26), Township Seventy-four (74) North, Range Twenty-eight (28) West of the 5th P.M., in Madison County, Iowa, EXCEPT a tract of land commencing at the intersection of the East boundary line of the present Federal Highway No. 169 and the North line of the present County road near the Southwest corner of the Southeast Quarter of the Southwest Quarter (SW 1/4) of Section Twenty-six (26), Township Seventy-four (74) North, Range Twenty-eight West of the 5th P.M., Madison County, Iowa, and running thence East two hundred sixty (260) feet, thence North two hundred (200) feet, thence West two hundred sixty (260) feet, thence South two hundred (200) feet to the point of beginning.

No transfer tax is required because the consideration for this deed is less than \$500.00. No declaration of value or groundwater statement is required because this transaction is between a husband and wife.

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 7 day of JULY,
19 95, before me, the undersigned, a Notary Public in and for said State, personally appeared Gerdon H. Kirk

Dated: July 7, 1995
Gerdon H. Kirk
Gerdon H. Kirk (Grantor)

Gerdon H. Kirk
Gerdon H. Kirk, as Attorney-(Grantor)
in-Fact for Ruby I. Kirk

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

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

