

THE IOWA STATE BAR ASSOCIATION
Official Form No. 103

FOR THE LEGAL EFFECT OF THE USE
OF THIS FORM, CONSULT YOUR LAWYER

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

REAL ESTATE TRANSFER	
TAX PAID	
STAMP # <u>26</u>	
\$ <u>119.20</u>	
<i>Michelle Utaler</i>	
RECORDER	
<u>8-17-95</u>	<u>Madison</u>
DATE	COUNTY

COMPILED
RECORDED
COMPARED

FILED NO. 433
BOOK 60 PAGE 394
95 AUG 17 AM 10:11
MICHELLE UTALER
RECORDER
MADISON COUNTY, IOWA



WARRANTY DEED — JOINT TENANCY

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of Seventy-five Thousand and no/100 (\$75,000.00) - - -
Dollar(s) and other valuable consideration, Raymond C. Thompson and Frances L. Thompson,
husband and wife,

do hereby Convey to Birtie L. Manning and Elsie L. Manning, 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:

Commencing at the Northeast Corner of Block Nineteen (19) of Pitzer and Knight's Addition to the Town of Winterset, Madison County, Iowa, running thence South 66 feet, thence West 132 feet, thence North 66 feet, thence East 132 feet to the point of beginning

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,

Dated: August 11, 1995

On this 11th day of August

1995, before me the undersigned, a Notary Public in and for said State, personally appeared Raymond C. Thompson and Frances L. Thompson

Raymond C. Thompson
Raymond C. Thompson (Grantor)

Frances L. Thompson
Frances L. Thompson (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)

(Grantor)

Thomas W. Utaler
Notary Public

(This form of acknowledgment in and for said state for individual grantor(s) only)