

25,000

DEED RECORD 136

THE IOWA STATE BAR ASSOCIATION  
Official Form No. 101

ISBA# 09725

James M. Gocke Law Firm, P.C.  
910 East First Street, Ste #210, Ankeny, IA 50021

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

REAL ESTATE TRANSFER  
TAX PAID 7  
STAMP  
\$ 39.50  
MICHELLE UTSLEN  
RECORDER  
4-4-96 DATE  
POLK COUNTY

FILED NO. 2704  
BOOK 136 PAGE 136  
96 APR -4 AM 11:21  
MICHELLE UTSLEN  
RECORDER  
MADISON COUNTY, IOWA

Preparer Information James M. Gocke 910 E 1st St; #210 Ankeny, Iowa (515) 964-8777  
Individual's Name Street Address City Phone

SPACE ABOVE THIS LINE FOR RECORDER



WARRANTY DEED

For the consideration of One & 0/100-----  
Dollar(s) and other valuable consideration,  
Ronald Krogh and Karen K. Krogh,  
Husband and Wife

do hereby Convey to  
Eric Howard Marchant and Ellen Jayne Marchant, 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:

The South Half (1/2) of the Northeast Quarter (NE1/4) of  
the Northeast Quarter (NE1/4) of Section Twenty-eight (28),  
in Township Seventy-seven (77) North, of Range Twenty-eight  
(28) West of the 5th P.M.

\* This Deed is given in satisfaction of ~~that certain Real Estate Contract between the above parties dated May 22, 1995, and filed \_\_\_\_\_, 1995 in Book \_\_\_\_\_ at Page \_\_\_\_\_ in the records of the Madison County Recorder.~~ *an unrecorded contract.*

REC 25.00  
STAMP 5.00  
TOTAL 30.00

COMPUTED ✓  
RECORDED ✓  
COUNTED ✓

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: April 1, 1996

Polk COUNTY,  
On this 1st day of April,  
19 96, before me, the undersigned, a Notary Public in and for said State, personally appeared Ronald Krogh and Karen K. Krogh, Husband and Wife

*Ronald Krogh*  
Ronald Krogh (Grantor)

*Karen K. Krogh*  
Karen K. Krogh (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)

*James M. Gocke*  
James M. Gocke  
Notary Public

(Grantor)

(This form of acknowledgment is for individual grantors only)

