

THE IOWA STATE BAR ASSOCIATION
Official Form No. 103

ISBA# 04132 Jordan, Oliver & Walters, P.C.
Winterset, Iowa

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

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

FILED NO. 1654
BOOK 135 PAGE 384

COMPILED
RECORDED
INDEXED

95 DEC 12 PM 3:57

MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

SPACE ABOVE THIS LINE
FOR RECORDER



WARRANTY DEED - JOINT TENANCY

For the consideration of ONE AND NO/100----- (\$1.00)
Dollar(s) and other valuable consideration,
JOSEPH M. LAIR and CANDACE R. LAIR, Husband and Wife,

do hereby Convey to
JOSEPH M. LAIR and CANDACE R. LAIR

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 Southwest Corner of the Northeast Quarter (NE $\frac{1}{4}$) of the Northwest Quarter (NW $\frac{1}{4}$)
of Section Twenty-nine (29), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th
P.M., Madison County, Iowa, and being the point of beginning; thence North 84°53' East 485.00 feet
along the South line of said Northeast Quarter (NE $\frac{1}{4}$) of the Northwest Quarter (NW $\frac{1}{4}$), thence North
00°00' 450.90 feet, thence South 84°53' West 485.00 feet, thence South 00°00' 450.90 feet along the
West line of said Northeast Quarter (NE $\frac{1}{4}$) of the Northwest Quarter (NW $\frac{1}{4}$) to the point of beginning.
Said parcel contains 5.00 acres, including 0.77 acres of County road right-of-way.

This is a deed between husband and wife without actual consideration. Therefore, no Declaration of
Value or Groundwater Hazard Statement is required.

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 9 day of December,
19 95, before me, the undersigned, a Notary
Public in and for said State, personally appeared
Joseph M. Lair and
Candace R. Lair

Dated: Dec 9, 1995

Joseph M Lair
Joseph M. Lair (Grantor)

Candace R Lair
Candace R. Lair (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.

Jerrold B. Oliver
Notary Public

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



(Grantor)

(Grantor)