

COMPUTER   
RECORDED   
COMPALED

REC. \$10.00  
ADDED \$5.00  
R.M.F. \$1.00

REAL ESTATE TRANSFER  
TAX PAID 22  
STAMP #  
\$ 62.40  
RECORDED  
DATE 12-22-95 COUNTY Madison

FILED NO. 1760  
BOOK 60 PAGE 667  
95 DEC 27 PM 3: 23  
MICHELLE UTSLER  
RECORDER  
MADISON COUNTY, IOWA



### WARRANTY DEED

SPACE ABOVE THIS LINE  
FOR RECORDER

For the consideration of Thirty-nine Thousand Two Hundred Fifty and no/100 (\$39,250.00) Dollar(s) and other valuable consideration, Carroll G. Denton, husband of Ada E. Denton

do hereby Convey to Lawrence W. Bailey and Myrtle Bailey, 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 West 64 Feet of Lot Seven (7)  
in Block Eight (8) in West Addition,  
Winterset, 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 acknowledgement hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

STATE OF \_\_\_\_\_, ss:  
\_\_\_\_\_ COUNTY,

DATED: November 14, 1995

On this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, before me, the undersigned, a Notary Public in and for said State, personally appeared \_\_\_\_\_

Carroll G. Denton (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.

By Joyce Irene Young,  
Joyce Irene Young, under Power of Attorney, dated October 19, 1994 (Grantor)

\_\_\_\_\_  
(Grantor)

\_\_\_\_\_  
Notary Public  
(This form of acknowledgement for individual grantor(s) only)

\_\_\_\_\_  
(Grantor)

