

REAL ESTATE TRANSFER
TAX PAID 25
STAMP # 20
\$ 151
Michelle Utzler
RECORDER
1-19-96 Madison
DATE COUNTY

COMPUTER
RECORDED
COMPARED
REC \$ 5.00
AUD \$ 5.00
R.L.F. \$ 1.00

FILED NO. 1994
BOOK 60 PAGE 690
96 JAN 19 PM 3:08
MICHELLE UTZLER
RECORDER
MADISON COUNTY, IOWA

John E. Casper, 223 East Court, Winterset, IA 50273-0067 (515) 462-4912



SPACE ABOVE THIS LINE
FOR RECORDER

WARRANTY DEED

For the consideration of Ninety-five Thousand and no/100 (\$95,000.00) - - -
Dollar(s) and other valuable consideration, Marvin D. Snell and Patricia A. Snell,
husband and wife,

do hereby Convey to Sarah Grace Young

the following described real estate in Madison County, Iowa:

Lot Four (4) except the North 31 Feet thereof, and Lot Five (5) of H & K
Subdivision to Truro, 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 IOWA

DATED: January 18, 1996

MADISON COUNTY, SS:

On this 18th day of January,
19 96, before me, the undersigned, a Notary Public
in and for said State, personally appeared _____
Marvin D. Snell and
Patricia A. Snell

Marvin D. Snell 1-18-96
Marvin D. Snell (Grantor)

Patricia A. Snell 1-18-96
Patricia A. Snell (Grantor)

to me known to be the identical persons named in and
who executed the foregoing instrument and acknow-
ledged that they executed the same as their voluntary
act and deed.

Frances E. McKinnie
Notary Public

(Grantor)



(Grantor)

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