

THE IOWA STATE BAR ASSOCIATION
Official Form No. 103

ISBA# 01159 Gordon K. Darling, Jr
Darling & Darling

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

REAL ESTATE TRANSFER
TAX PAID
STAMP
\$ 10 40
Michelle Utzler
RECORDER
9-3-96 Madison
DATE COUNTY

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RECORDED
COMPARED

REC \$ 5 00
AUC \$ 5 00
B.M.F. \$ 1 00

FILED NO. 630
BOOK 61 PAGE 302
96 SEP -3 AM 11:18
MICHELLE UTZLER
RECORDER
MADISON COUNTY, IOWA

Preparer Information: Gordon K. Darling, Jr 53 Jefferson St Winterset 515/462-2442
Individual's Name Street Address City Phone

SPACE ABOVE THIS LINE FOR RECORDER



WARRANTY DEED - JOINT TENANCY

For the consideration of Seven Thousand & No/100----- (\$7,000)
Dollar(s) and other valuable consideration,
Dale E. Kephart and Connie K. Kephart, husband and wife,

do hereby Convey to
Scott D. Driskell and Melissa G. Driskell, 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:

Lot Forty-three (43) of Kephart's Addition to St. Charles, Plat No. 2, a Subdivision in the City of St. Charles, 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 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
MADISON COUNTY, ss:

Dated: 8/5/96

On this 5 day of August, 19 96, before me, the undersigned, a Notary Public in and for said State, personally appeared Dale E. Kephart and Connie K. Kephart

Dale E. Kephart (Grantor)

Connie K. Kephart (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)

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

