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THE IOWA STATE BAR ASSOCIATION
Official Form No. 105

ISBA# 06092 George A. Wilson III
Wilson & Adams P.C.

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

REAL ESTATE TRANSFER
TAX PAID 7
STAMP
\$ 39.20
Michelle Utaler
RECORDER
9-6-96 Madison
DATE COUNTY

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

FILED NO. 679
BOOK 61 PAGE 312

COMPUTER
RECORDED
COMPARED

96 SEP -6 PH 1:55
MICHELLE UTALER
RECORDER
MADISON COUNTY, IOWA

Preparer Information GEORGE A. WILSON, III 317-6TH AVE., #740 DES MOINES (515) 288-7400
Individual's Name Street Address City Phone

SPACE ABOVE THIS LINE
FOR RECORDER



SPECIAL WARRANTY DEED

For the consideration of ONE
Dollar(s) and other valuable consideration,
MARGARET G. COOK, SINGLE

do hereby Convey to
JEFFREY C. DANIELS AND BECKY S. DANIELS, 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 3, BLOCK 16, HARTMAN & YOUNG ADDITION, ST. CHARLES, MADISON
COUNTY, IOWA

THIS DEED IS GIVEN IN FULFILLMENT OF A REAL ESTATE CONTRACT DATED
07-01-91 AND RECORDED AT BOOK 56, PAGE 763 OF THE RECORDS OF THE
RECORDER OF MADISON COUNTY, IOWA.

EXEMPTION NO. 1.

Grantors do Hereby Covenant with Grantees and successors in interest to Warrant and Defend the real estate against the lawful claims of all persons claiming by, through or under them, 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: _____

POLK COUNTY, SS:
On this 30th day of AUGUST, 19 96, before me, the undersigned, a Notary Public in and for said State, personally appeared MARGARET G. COOK, SINGLE

Margaret G. Cook
MARGARET G. COOK (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)

(Grantor)

ROBERT L. KENNARD
Notary Public in and for State of Iowa
My Commission Expires 08-12-1997
(This form of acknowledgment for individual grantor(s) only)