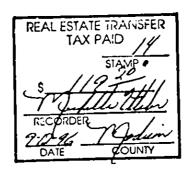
THE IOWA STATE BAR ASSOCIATION Official Form No. 103

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

> AUD SI SIDO RMF. 8/100



740

BOOK 61 PAGE 322

96 SEP 12 PM 1: 52

MICHELLE UTSLER RECORDER MADISON COUNTY, 10WA

husband and

TOUN E	CACDED	בין אווואר	ς.	CASDER	PС	223	E	COLIRT	AVE	PO	BOX	67	WINTERSET	IA	50273	462-4912
JOHN E.	LASPER	LIMULK	Ò.	CASPLK		243		ω_{N_1}	TAT.	I	LOM	0,			202.0	

WARRANTY DEED — JOINT TENANCY

For the consideration of Seventy-five thousand dollars and no cents

Dollar(s) and other valuable consideration, Ethyl Ruby Green, single

do hereby Convey to Steven A. Benshoof and Angela Sue Benshoof,

Commencing at a point 20 feet East and 6 feet North of the Southwest corner of Lot 19 of Hutchings' Addition to the City of Winterset, Madison County, Iowa, and running thence East 132 feet, thence South 66 feet, thence West 132 feet, thence North 66 feet to the point of beginning

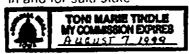
Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have good and lawful authority to sell and convey the real estate; that the real estate is Free and Clear of all Liens and Encumbrances except as may be above stated; 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:	Dated: September 10, 1996	
Madison COUNTY,	. 1/	
On this 10thday of September	Ethyl Ruby Green	
Public in and for said State, personally appeared	Ethyl Ruby Green	(Grantor)
Ethyl Ruby Green		
		(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		(Grantor
Jone Marie Tindle		
Toni Marie Tindle Notary Public		(Grantor
(This form of acknowledgment in and for said state		

for individual grantor(s) only)

©The lowe State Bar Association This Printing October 1992



103 WARRANTY DEED

Revised April, 1992