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BOOK 136 PAGE 249

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MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

Preparer Information Jerrold B. Oliver P.O. Box 230 Winterset (515) 462-3731
Individual's Name Street Address City Phone



WARRANTY DEED - JOINT TENANCY

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of ONE AND NO/100-----(\$1.00)
Dollar(s) and other valuable consideration,
RANDALL S. LEWISTON, Single,

do hereby Convey to
MATTHEW D. LEWISTON and TRACY ANN LEWISTON

as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described
real estate in Madison County, Iowa:

The Southwest Quarter (SW 1/4) of the Southwest Quarter (SW 1/4) of
the Southeast Quarter (SE 1/4) and the North Half (N 1/2) of the
Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of
Section Thirty-five (35), Township Seventy-six (76) North, Range
Twenty-seven (27) West of the 5th P.M., Madison County, Iowa

This deed is given for the purpose of canceling the Real Estate
Contract entered into by and between the parties for the sale of
the above-described real estate on July 31, 1994, which contract is
recorded in Book 133, Page 267 of the Recorder's office of Madison
County, Iowa. The consideration for this deed is less than
\$500.00; therefore, no declaration of value or groundwater hazard
statement is required.

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 Dated: March 22, 1996

MADISON COUNTY, ss:
On this day of March,
19 96, before me, the undersigned, a Notary
Public in and for said State, personally appeared
Randall S. Lewiston
Randall S. Lewiston (Grantor)

Matthew D. Lewiston (Grantor)
Tracy Ann Lewiston (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.

Joanne M. Bishop
Notary Public (Grantor)

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