



FILED NO. 155
BOOK 136 PAGE 483
96 JUL 16 PM 2:29
MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

Preparer Information JERROLD B OLIVER P.O. BOX 230 WINTERSET IA 515-462-3731
Individual's Name Street Address City Phone

SPACE ABOVE THIS LINE FOR RECORDER

WARRANTY DEED - JOINT TENANCY

For the consideration of Twelve thousand five hundred dollars (\$12,500.00) Dollar(s) and other valuable consideration,
Grant Llewellyn, Jr. and Audrey Llewellyn, Husband and Wife

do hereby Convey to
Rick Schaffer and Carrie Schaffer, 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:

The South 330 feet of the North 660 feet of the East Half (1/2) of the Southeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Twenty-five (25), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa,

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

COMPUTER
RECORDED
COMPARED

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: July 15, 1996

On this 15th day of July,
19 96, before me, the undersigned, a Notary Public in and for said State, personally appeared Grant Llewellyn, Jr. and Audrey J. Llewellyn,

Grant Llewellyn, Jr. (Grantor)

Audrey J. Llewellyn (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)

Gina M. Hackett

Notary Public

(Grantor)

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

