

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

FILED NO. 1878

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COMPILED
RECORDED
INDEXED

MICHELLE UTSLICH
RECORDER
MADISON COUNTY, IOWA

Prepared By: Samuel H. Braland, P.O. Box 370, Earlham, IA 50072 (515) 758-2267

SPACE ABOVE THIS LINE
FOR RECORDER



WARRANTY DEED - JOINT TENANCY

For the consideration of ---One
Dollar(s) and other valuable consideration,
MICHAEL L. McLAUGHLIN and KATHLEEN F. McLAUGHLIN, husband and wife,

do hereby Convey to
MICHAEL L. McLAUGHLIN and KATHLEEN F. McLAUGHLIN, 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:

Lots 7 and 8 and the South 40 feet of Lot 9 in Block 18 of the Original Town of ✓
Earlham, Madison County, Iowa, EXCEPT beginning at the S.W. Corner of said Lot
7; thence N 00°00' E 88.0 feet to a point on the west line of said Lot 8; thence
S 88°55' E 145.0 feet to the east line of said Lot 8; thence S 00°00' W 82.0
feet to the S.E. Corner of said Lot 7; thence S 88°42' W 145.0 feet to the point
of beginning, containing 0.283 acres, more or less.

This is a conveyance between husband and wife for monetary consideration of less
than \$500.00; therefore, this transfer is exempt from the Iowa real estate transfer
tax and declaration of value and groundwater hazard statement filing requirements.

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: January 9, 1997

ss: MADISON COUNTY,

On this 9th day of January,
19 97, before me, the undersigned, a Notary Public in and for said State, personally appeared

Michael L. McLaughlin and Kathleen F. McLaughlin

Michael L. McLaughlin
(Michael L. McLaughlin) (Grantor)

Kathleen F. McLaughlin
(Kathleen F. McLaughlin) (Grantor)

to be the identical persons named in
acknowledged that they executed the same as their
voluntary act and deed.

Susan Clark
(Susan Clark) Notary Public (Grantor)

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