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BOOK 137 PAGE 609

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MICHELLE UTZLER  
RECORDER  
MADISON COUNTY, IOWA

Preparer  
Information

Jerrold B. Oliver

P.O. Box 230

Winterset

462-3731

Individual's Name

Street Address

City

Phone



### WARRANTY DEED - JOINT TENANCY

SPACE ABOVE THIS LINE  
FOR RECORDER

For the consideration of ONE ----- (\$1.00)  
Dollar(s) and other valuable consideration,  
**KATHERINE ANN JOHNSTON and BRUCE C. JOHNSTON, Husband and Wife**

do hereby Convey to  
**THOMAS F. JUCKETTE and LINDA JUCKETTE,**

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

Lot "A" (Private Road) in Rolling Acres Plat, an Official Plat of the Northeast Quarter (1/4) of Section Thirteen (13), in Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, and Lots Two (2), Three (3), Nine (9), Ten (10), Eleven (11), Twelve (12), Thirteen (13), Fourteen (14), Fifteen (15), Sixteen (16), Seventeen (17), Eighteen (18), Nineteen (19), and Twenty (20), all in Rolling Acres Plat, an Official Plat of the Northeast Quarter (1/4) of Section Thirteen (13), in Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa.

This Deed is given in satisfaction of a Real Estate Contract recorded in book 130, page 134 of the Recorder's office of Madison County, Iowa. Transfer tax has previously been paid when a Deed in partial satisfaction of said Real Estate Contract was recorded in book 133, page 23 of the Recorder's office of Madison County, Iowa. The amount of transfer tax paid when said Deed was recorded was \$150.40, which was computed on the amount of \$93,932.94. Transfer tax on this Deed should therefore be computed on the amount of \$166,067.06.

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: 5-29-97

MADISON COUNTY, ss:

On this 19 day of 97, before me, the undersigned, a Notary Public in and for said State, personally appeared Katherine Ann Johnston and Bruce C. Johnston

Katherine Ann Johnston  
Katherine Ann Johnston (Grantor)

Bruce C. Johnston  
Bruce C. Johnston (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.



[Signature]  
Notary Public

(Grantor)

(Grantor)

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