



COMPUTER RECORDED

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REC 5.00 AUD 5.00 D.M.F. 3.10

MICHELLE UTZLER RECORDER MADISON COUNTY, IOWA

This instrument prepared by and return to: ROSS F. BARNETT, Attorney at Law, 520 - 35th St., Des Moines, Iowa 50312 Ph # (515) 255-4666 \$137,500

WARRANTY DEED

For the consideration of One (\$1.00) and other valuable consideration, Roger G. Williams and Victoria L. Williams, husband and wife, do hereby Convey unto Andrew W. Crane, a single person, the following-described real estate in Madison County, Iowa:

Lots One (1) and Two (2) A and B HILLSIDE ESTATES, a subdivision of the South Half (1/2) of the Northeast Quarter (1/4) of the Southeast Quarter (1/4) of Section Seven (7), in Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa.

Locally known as 2380 Millstream, Winterset, Iowa 50273.



Grantors to 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 relinquish 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: COUNTY OF POLK)

Dated: June 5th, 1997.

On this 5th day of June, 1997, before me the undersigned, a Notary Public in and for said State, personally appeared Roger G. Williams and Victoria L. Williams, husband and wife, 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.

Roger G. Williams signature and name

Victoria L. Williams signature and name

