

S2897

# WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That Carl W. Anderson and Linda Ann Anderson,  
husband and wife

in consideration of \_\_\_\_\_,  
the sum of One Dollar And Other Valuable Consideration  
in hand paid do hereby Convey unto Mark A. Cadwell, divorced and unremarried and  
Vikki A. Cadwell, n/k/a Victoria Ann Mayo, divorced and unremarried

the following described real estate, situated in Madison County, Iowa, to-wit:

Beginning at the Northwest corner of the Northeast Quarter of the Southeast Quarter (NE $\frac{1}{4}$  SE $\frac{1}{4}$ ) Section 24, Township 77 North, Range 28 West of the Fifth P.M., Madison County, Iowa, thence East 1309.7 feet to the East One-quarter Corner, Section 24, thence South along the section line 495.56 feet, thence West 1308.8 feet to the West line of the Northeast Quarter of the Southeast Quarter (NE $\frac{1}{4}$  SE $\frac{1}{4}$ ), Section 24, thence North along said West line 495.56 feet to the point of beginning, EXCEPTING therefrom the North 172.00 feet thereof, subject to and together with any and all easements, covenants and restrictions of record

This Deed given in fulfillment of one certain real estate contract filed in Book 120, Page 85 of the Madison County, Iowa records.

The Property excepted herein is the property described in the contract between the parties, as, " TRACT 2".

And the grantors do Hereby Covenant with the said grantees, and successors in interest, that said grantors hold said real estate by title in fee simple; that they have good and lawful authority to sell and convey the same; that said premises are Free and Clear of all Liens and Encumbrances Whatsoever except as may be above stated.

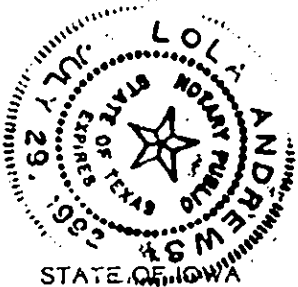
Each of the undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the described premises.

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.

Signed this 23 day of May, 19 92.

Carl W. Anderson  
Carl W. Anderson  
Linda Ann Anderson  
Linda Ann Anderson

COMPARED



COUNTY OF \_\_\_\_\_

### ACKNOWLEDGEMENT

REAL ESTATE TRANSFER
TAX PAID <u>2</u>
STAMP #
\$ <u>95.20</u>
RECORDED
DATE <u>6-1-92</u> COUNTY <u>Madison</u>

FILED NO. 2913  
Fee \$10.00 BOOK 130 PAGE 54  
Transfer 5.00

92 JUN -1 PH 3:19

MICHELLE HESSLER  
RECORDER  
MADISON COUNTY, IOWA

On this \_\_\_\_\_ day of Michelle Hessler A.D. 19 \_\_\_\_\_, before me, the undersigned,  
a Notary Public in and for The State of Iowa, personally appeared Carl W. Anderson and Linda Ann  
Anderson, husband and wife

to me known to be the person S named in and who executed the foregoing instrument and acknowledged that  
they executed the same as their voluntary act and deed.

NOTARY PUBLIC IN AND FOR THE STATE OF IOWA

*For Supp. Deed to  
Deed Book 130 - 613*

ACKNOWLEDGMENT

STATE OF Texas Tom Green COUNTY, ss:

On this 23 day of May, 19 92, before me, the undersigned, a Notary Public in and for said County, in said State, personally appeared Sinda Anderson & Carl Anderson

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.

Sinda Anderson  
Notary Public in and for said County and State.

ACKNOWLEDGMENT

STATE OF \_\_\_\_\_ COUNTY, ss:

On this \_\_\_\_\_ day of \_\_\_\_\_, 19 \_\_\_\_\_, before me, the undersigned, a Notary Public in and for said County, in said State, personally appeared \_\_\_\_\_

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.

\_\_\_\_\_  
Notary Public in and for said County and State.