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Michelle Utzler
RECORDER
5-17-92 Madison
DATE COUNTY

IND ✓
REC ✓
TAX ✓

FILED NO. 3075
BOOK 57 PAGE 541
92 JUN 17 PM 4:07
MICHELLE UTZLER
RECORDER
MADISON COUNTY, IOWA

SPACE ABOVE THIS LINE
FOR RECORDER



WARRANTY DEED

For the consideration of Eighteen Thousand Three Hundred Thirty-three and 34/100 (\$18,333.34) Dollar(s) and other valuable consideration, John W. Nair and Karen A. Nair, husband and wife; John W. Nair is also known as John Warren Nair

do hereby Convey to Earl R. Hartman and Mitzié K. Hartman, 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:

All of our right, title and interest in and to the real estate legally described as:

South 50 feet of Lot One (1) and the South 50 feet of the East Half (1/2) of Lot Two (2) Block Three (3) of West Addition to the Town of Winterset, Madison County, Iowa

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 acknowledgement hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

STATE OF ILLINOIS,
✓ COOK COUNTY, SS:

DATED: April 7, 1992

On this 7th day of April, 1992, before me, the undersigned, a Notary Public in and for said State, personally appeared John W. Nair and Karen A. Nair;
John W. Nair is also known as
John Warren Nair

John W. Nair (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.

Karen A. Nair (Grantor)

Paula Pullos Notary Public
(This form of acknowledgement for individual grantors only.)

Karen A. Nair (Grantor)

