

REAL ESTATE TRANSFER
TAX PAID 15
STAMP #
\$ 103.70
Michelle Utzler
RECORDER
1-14-92 *Madison*
COUNTY

FILED NO: **1658**
BOOK 129 PAGE 469
92 JAN 14 AM 10:23
MICHELLE UTZLER
RECORDER
MADISON COUNTY, IOWA

Fee \$5.00
Transfer \$5.00

COMPARED

SPACE ABOVE THIS LINE
FOR RECORDER



WARRANTY DEED

For the consideration of ---Sixty-five Thousand
Dollar(s) and other valuable consideration, JASPER DOROTY and SHIRLEY FRANCES DOROTY, husband
and wife,

do hereby Convey to BENJAMIN W. JOHNSON a/k/a BEN W. JOHNSON and TERRI J. JOHNSON,
husband and wife,

the following described real estate in Madison County, Iowa:

West One-half (W $\frac{1}{2}$) of the Southwest One-Quarter (SW $\frac{1}{4}$) of the Northwest One-Quarter (NW $\frac{1}{4}$) of Section 12, Township 75 North, Range 27 West of the 5th P.M., Madison County, Iowa.

This Deed is given in fulfillment of a real estate contract by and between the grantors and grantees recorded in Book 116, Page 203, Office of the Recorder of Madison County, Iowa. This deed is exempt from declaration of value and ground-water hazard statement filing requirements inasmuch as it is given in fulfillment of a recorded real estate contract.

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 TEXAS

DATED: June 24, 1991

Lubbock COUNTY, ss:

On this 24 day of June, 1991, before me, the undersigned, a Notary Public in and for said State, personally appeared Jasper Doroty and Shirley Frances Doroty

Jasper Doroty + Shirley Frances Doroty
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.

Jasper Doroty
(Jasper Doroty) (Grantor)

Shirley Frances Doroty
(Shirley Frances Doroty) (Grantor)

(Grantor)

(Grantor)

Sylvia D. Pisarski
SYLVIA D. PISARSKI
Notary Public, State of Texas
Notary Public
(This form is to be used for recording grantor(s) only)