

THE IOWA STATE BAR ASSOCIATION  
Official Form No. 101

FOR THE LEGAL EFFECT OF THE USE  
OF THIS FORM, CONSULT YOUR LAWYER

REAL ESTATE TRANSFER
TAX PAID <u>13</u>
STAMP #
\$ <u>87.50</u>
<i>Michelle Utzler</i>
RECORDER
<u>3-4-92</u> <u>Madison</u>
DATE COUNTY

COMPARED

FILED NO. 2083  
 BOOK 129 PAGE 618  
 92 MAR -4 PII 3: 55  
 MICHELLE UTZLER  
 RECORDER  
 MADISON COUNTY, IOWA

Fee \$5.00  
Transfer \$5.00

SPACE ABOVE THIS LINE  
FOR RECORDER



### WARRANTY DEED

For the consideration of Eldora Parker, single  
Dollar(s) and other valuable consideration, Fifty-five Thousand and no/100 (\$55,000.00)

do hereby Convey to Charles Wayne Allen and JoAnn Allen, 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:

The North Half (1/2) of the Southeast Quarter (1/4) of Section Nine (9) except therefrom the following described tract of land, to-wit: Commencing at a point 68 rods South of the Southeast corner of the Northwest Quarter (1/4) of said Section Nine (9) and running thence South 12 rods, thence East 60 rods, thence North 24 rods, thence in a Southwesterly direction on a straight line to the place of beginning; also, except Lot Four (4) of the Southeast Quarter (1/4) of said Section Nine (9); also, the Northeast Quarter (1/4) of the Southwest Quarter (1/4) and the West Half (1/2) of the Northeast Quarter (1/4) of the Southeast Quarter (1/4) of the Southeast Quarter (1/4); all in Section Nine (9) in Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa,

This Deed given in fulfillment of real estate contract dated August 22, 1991 and recorded in Deed Record 129, Page 147

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 IOWA,  
ss: MADISON COUNTY,

DATED: March 4, 1992

On this 4 day of March,  
1992, before me, the undersigned, a Notary Public  
in and for said State, personally appeared  
Eldora Parker

Eldora Parker  
Eldora Parker (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.

C.R. Bentz Notary Public  
(This form of acknowledgement for individual grantor(s) only)

\_\_\_\_\_  
(Grantor)  
\_\_\_\_\_  
(Grantor)  
\_\_\_\_\_  
(Grantor)  
\_\_\_\_\_  
(Grantor)