

COMPARED

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REAL ESTATE TRANSFER
TAX PAID <u>34</u>
STAMP #
\$ <u>94 40</u>
<i>Nichelle D. Gault</i>
RECORDER
DATE <u>3-18-92</u> COUNTY <u>Madison</u>

Fee \$5.00
Transfer \$5.00

FILED NO. 2193

BOOK 57 PAGE 373

92 MAR 18 AM 11:55

NICHELLE D. GAULT
RECORDER
MADISON COUNTY, IOWA

SPACE ABOVE THIS LINE
FOR RECORDER



WARRANTY DEED — JOINT TENANCY

For the consideration of Fifty-nine Thousand Five Hundred and no/100 (\$59,500.00) Dollar(s) and other valuable consideration, Merrill J. Hitchcock and Christine A. Hitchcock, husband and wife

do hereby Convey to John Pletchette and Carol Jean Pletchette, 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 East One-fourth (1/4) of Out Lot Two (2), Except the North 140 1/2 Feet thereof, of East Addition of Out Lots to the Original 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 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:
MADISON COUNTY,

Dated: 3-17, 1992

On this 17 day of March, 1992, before me the undersigned, a Notary Public in and for said State, personally appeared Merrill J. Hitchcock and Christine A. Hitchcock

Merrill J. Hitchcock
Merrill J. Hitchcock (Grantor)

Christine A. Hitchcock
Christine A. Hitchcock (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.

Steven P. Weeks
Notary Public

(Grantor)

(Grantor)

(This form of acknowledgment for individual grantor(s) only)

