



Fee \$5.00
Transfer \$5.00

COMPARED

FILED NO. 285
BOOK 57 PAGE 594
92 JUL 30 PH 1:50
MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA



WARRANTY DEED — JOINT TENANCY

SPACE ABOVE THIS LINE
FOR RECORDER

(\$68,512.94)

For the consideration of Sixty-eight Thousand Five Hundred Twelve and 94/100---
Dollar(s) and other valuable consideration, Dale E. Kephart and Connie K. Kephart,
husband and wife,

do hereby Convey to Steven D. Warrington and Pamela S. Warrington, 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:

Lot Nine (9) of Kephart's Addition to St. Charles,
Iowa, a Subdivision in 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: July 29, 1992

On this 29th day of July, 1992, before me the undersigned, a Notary Public in and for said State, personally appeared Dale E. Kephart and Connie K. Kephart

Dale E. Kephart
Dale E. Kephart (Grantor)

Connie K. Kephart
Connie K. Kephart (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.

William V. Brown
Notary Public

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

(Grantor)

(Grantor)