

144,750⁰⁰

IOWA STATE BAR ASSOCIATION
Official Form No. 103

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

REC \$ 5.00
AUD \$ 5.00

REAL ESTATE TRANSFER
TAX PAID <u>4</u>
STAMP #
\$ <u>74.40</u>
<i>Michelle Utsler</i>
RECORDER
<u>8-3-92</u> <u>Madison</u>
DATE COUNTY

FILED NO. 319
BOOK 57 PAGE 601
92 AUG -3 PM 2:54
MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

COMPARED



WARRANTY DEED — JOINT TENANCY

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of ONE DOLLAR
Dollar(s) and other valuable consideration, CLAUDE CLEAR AND LOLA CLEAR, Husband and Wife

do hereby Convey to THOMAS A. STEVENS AND KAREN LOUISE STEVENS, 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 West Half (1/2) of Lot Two (2) and the East Half (1/2) of Lot
Three (3) in Block Four (4) of Laughridge & Cassiday's 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 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: 7-29-92

On this Monday day of July,
1992, before me the undersigned, a Notary Public in and for said State, personally appeared
Claude Clear and Lola Clear

Claude Clear (Grantor)

Lola Clear (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.

(Grantor)
(Grantor)

Michelle Utsler Notary Public
(This form of acknowledgment for individual grantor(s) only)