

REAL ESTATE TRANSFER
TAX PAID 19
STAMP #
\$ 3/4
Michelle Waters
RECORDER
10-13-92 Madison
DATE COUNTY

Fee \$5.00
Transfer \$5.00

FILED NO. 921
BOOK 57 PAGE 721
92 OCT 13 PM 2:59
MICHELLE DITSLER
RECORDER
MADISON COUNTY, IOWA

COMPARED

SPACE ABOVE THIS LINE
FOR RECORDER



WARRANTY DEED

For the consideration of One Hundred Ninety-eight Thousand and NO/100 (\$198,000.00)
Dollar(s) and other valuable consideration, Ava Lea Edwards now known as Ava Lea Boyle
and Jerald M. Boyle wife and husband
do hereby Convey to Leonard H. Holt and Dixie L. Holt, 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 Eight (8) and the East Half (1/2) of Lot
Seven (7) in Block Sixteen (16) of the
Original Town Plat 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 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

DATED: September 30, 1992

MADISON COUNTY, ss:

On this 30th day of September,
19 92, before me, the undersigned, a Notary Public
in and for said State, personally appeared
AVA LEA BOYLE AND JERALD M.
BOYLE

Ava Lea Boyle
AVA LEA BOYLE (Grantor)

Jerald M. Boyle
JERALD M. BOYLE (Grantor)

to me known to be the identical persons named in and
who executed the foregoing instrument and acknow-
ledged that they executed the same as their voluntary
act and deed.

Debra S. Mathes
Debra S. Mathes Notary Public

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

DEBRA S. MATHES
MY COMMISSION EXPIRES
10-26-95

(Grantor)

(Grantor)