

FILED NO. 2563

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93 APR 15 AM 10: 02

MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

REC 8 500

AUD \$ 5.00

COMPUTER
RECORDED
COMPARED

SPACE ABOVE THIS LINE
FOR RECORDER



WARRANTY DEED — JOINT TENANCY

For the consideration of No Consideration
Dollar(s) and other valuable consideration, James Breeding and Wessie M. Breeding,
husband and wife,

do hereby Convey to James Breeding and Wessie M. Breeding, 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:

Lots One (1) and Two (2) Block Five (5) of Laughridge and
Cassiday's Addition to the City of Winterset, Madison County, Iowa.

This deed is between husband and wife. No revenue stamps required.

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:
COUNTY, WORTH

Dated: April 15, 1993

On this 15 day of April
LOWA 1993, before me the undersigned, a Notary
Public in and for said State, personally appeared _____
James Breeding and
Hessie M. Breeding

James Breeding (Grantor)
Wessie M. Breeding (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 acknowledgment for individual grantor(s) only) in and for said state

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