

COMPUTER
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REAL ESTATE TRANSFER	
TAX PAID	
STAMP # <u>21</u>	
\$ <u>108.20</u>	
<u>Michelle H. Hales</u>	
RECORDER	
<u>4-16-93</u>	<u>Madison</u>
DATE	COUNTY

Fee \$5.00
Transfer \$5.00

FILED NO. 2582
BOOK 58 PAGE 276
93 APR 16 PM 2:14
MICHELLE H. HALES
RECORDER
MADISON COUNTY, IOWA



WARRANTY DEED — JOINT TENANCY

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of SIXTY-EIGHT THOUSAND FIVE HUNDRED AND NO/100----- (\$68,500.00)
Dollar(s) and other valuable consideration, JAMES D. TRACY and GLORIA J. TRACY, Husband and Wife,

do hereby Convey to RANDALL SIMON and CATHY ANDERSON, Single Persons

as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in
Madison County, Iowa:

Lots Five (5) and Six (6) and the West 6 feet of Lot Seven (7)
of the re-subdivision of Block Twenty-one (21) of Pitzer &
Knight'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: April 15, 1993

On this 15 day of April, 1993, before me the undersigned, a Notary Public in and for said State, personally appeared James D. Tracy and Gloria J. Tracy,
Husband and Wife.

James D. Tracy
James D. Tracy (Grantor)

Gloria J. Tracy
Gloria J. Tracy (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.

Jerrold E. Oliver
Notary Public

(Grantor)

(Grantor)

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

