

REC \$ 10.00  
AUD \$ 5.00

FILED NO. 2592  
BOOK 58 PAGE 280

COMPUTER   
RECORDED   
COMPARED

93 APR 16 PM 4:07  
MICHELLE UTGLER  
RECORDER  
MADISON COUNTY, IOWA



SPACE ABOVE THIS LINE  
FOR RECORDER

**WARRANTY DEED**

For the consideration of ONE DOLLAR ----- (\$1.00)  
Dollar(s) and other valuable consideration, George Michael Montross, Single

do hereby Convey to Oxford Group Trust

the following described real estate in Madison County, Iowa:

The South 39 feet 8 inches of the South Half (S $\frac{1}{2}$ ) of Lot One (1) and the South 39 feet 8 inches of the South Half (S $\frac{1}{2}$ ) of the East one-third (E 1/3) of Lot Two (2), all in Block Seventeen (17) of the Original Town of Winterset, Madison County, Iowa.

(Consideration Less than Five Hundred Dollars)

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 CALIFORNIA ,

DATED: March 15, 1993

ss:

On this March day of March,  
19 93, before me, the undersigned, a Notary Public  
in and for said State, personally appeared \_\_\_\_\_  
George Michael Montross

George Michael Montross  
George Michael Montross (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.

\_\_\_\_\_  
(Grantor)

\_\_\_\_\_  
(Grantor)

\_\_\_\_\_  
Notary Public  
(This form of acknowledgement for individual grantor(s) only)

\_\_\_\_\_  
(Grantor)

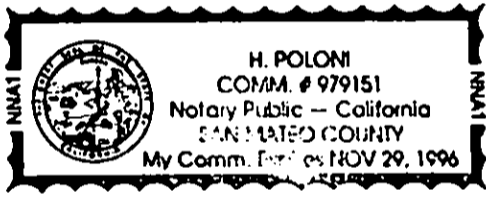
**CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT**

No

State of California  
County of San Mateo

On 3/24/93 before me, H. Poloni, Notary Public  
DATE NAME, TITLE OF OFFICER - E.G., "JANE DOE, NOTARY PUBLIC"  
personally appeared George Michael MONTROSS  
NAME(S) OF SIGNER(S)

personally known to me - OR -  proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/~~are~~ subscribed to the within instrument and acknowledged to me that he/~~she~~/they executed the same in his/~~her~~/their authorized capacity(ies), and that by his/~~her~~/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.

H. Poloni  
SIGNATURE OF NOTARY

**OPTIONAL SECTION**

**CAPACITY CLAIMED BY SIGNER**

Though statute does not require the Notary to fill in the data below, doing so may prove invaluable to persons relying on the document

- INDIVIDUAL
- CORPORATE OFFICER(S)

- TITLE(S)
- PARTNER(S)  LIMITED  GENERAL
  - ATTORNEY-IN-FACT
  - TRUSTEE(S)
  - GUARDIAN/CONSERVATOR
  - OTHER: \_\_\_\_\_

**SIGNER IS REPRESENTING:**

NAME OF PERSON(S) OR ENTITY(IES)

\_\_\_\_\_  
\_\_\_\_\_

**OPTIONAL SECTION**

THIS CERTIFICATE MUST BE ATTACHED TO THE DOCUMENT DESCRIBED AT RIGHT:

TITLE OR TYPE OF DOCUMENT Warranty Deed

NUMBER OF PAGES 1 DATE OF DOCUMENT 3/15/93

SIGNER(S) OTHER THAN NAMED ABOVE \_\_\_\_\_

Though the data requested here is not required by law, it could prevent fraudulent reattachment of this form.