

REAL ESTATE TRANSFER TAX PAID	
STAMP #	
\$ 85.60	
<i>Michelle Utzler</i> RECORDER	
5-3-93	Madison
DATE	COUNTY

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RECORDED
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FILED NO. 2707
BOOK 58 PAGE 298
93 MAY -3 AM 9:58
MICHELLE UTZLER
RECORDER
MADISON COUNTY, IOWA

REC \$ 5.00
AUD \$ 5.00



WARRANTY DEED — JOINT TENANCY

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of FIFTY-FOUR THOUSAND AND NO/100----- (\$54,000.00)
Dollar(s) and other valuable consideration, PHYLLIS M. WOODMAN, Single,

do hereby Convey to RICHARD A. BEVERLIN and K. DELYNN BEVERLIN

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 63 Feet of Lot Two (2) in Block Nine (9)
of Pitzer and 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 30, 1993

On this 30 day of April
1993, before me the undersigned, a Notary Public in and for said State, personally appeared Phyllis Woodman

Phyllis M. Woodman
Phyllis Woodman (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.

Charles E. Tucker, Jr.
Charles E. Tucker, Jr. Notary Public
(This form of acknowledgment for individual grantor(s) only)

(Grantor)

(Grantor)

(Grantor)

