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94 JUN 17 PM 2: 32

REC \$ 5.00

AUD \$ 5.00

R.M.F. \$ 1.00

MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

SPACE ABOVE THIS LINE
FOR RECORDER



WARRANTY DEED

For the consideration of One (\$1.00)*****
Dollar(s) and other valuable consideration,
Carol Brown Fox and Michael Fox, wife and husband

do hereby Convey to
Gail A. Brown and L. Jean Brown, husband and wife

the following described real estate in Madison County, Iowa:

an undivided 3/22 in the E 1/2 of the SW 1/4 of
Section 33-75-29 in Madison County, Iowa

This transfer is between family members and exempt from revenue.
No Declaration of Value is required per Exemption No. 11.

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

Dated: June 13, 1994

POLK COUNTY, ss:
On this 13 day of June,
199 4, before me, the undersigned, a Notary
Public in and for said State, personally appeared
Carol Brown Fox and Michael Fox

Carol Brown Fox
Carol Brown Fox

Michael Fox
Michael Fox



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.

Melissa R. Duragan
Notary Public

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

(Grantor)