

FILED NO. 2088

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94 FEB - 8 AM 10:49

MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

REC \$ 5.00
AUD \$ 5.00
R.M.F. \$ 1.00

COMPUTER
RECORDED
COMPARED

SPACE ABOVE THIS LINE
FOR RECORDER



WARRANTY DEED

For the consideration of One (\$1.00) -----
Dollar(s) and other valuable consideration, including gift,
Russell J. Little and Alberta R. Little, husband and wife,

do hereby Convey to
Albert L. Little

the following described real estate in Madison County, Iowa:

Lot Six (6) of the Southwest Quarter (SW 1/4) of the
Northeast Quarter (NE 1/4) except a tract commencing 44
Rods West and 18 Rods North of the Southeast Corner
of said Lot Six (6), thence West 27 Rods, thence North
6 Rods, thence East 27 Rods, thence South 6 Rods to the
point of beginning, and also except a tract commencing
at the Northwest Corner of said Lot Six (6), and run-
ning thence East 14.36 Rods, thence South 7 Rods, thence
in a Southwesterly direction to a point which is 14 1/2
Rods South of the point of beginning, thence North 14 1/2
Rods to the point of beginning; also excepting a tract
commencing at the Southeast Corner of said Lot Six (6)
extending thence North 60 Rods, thence West 44 Rods,
thence South 60 Rods, thence East 44 Rods to the point
of beginning, all in Section Seven (7), Township
Seventy-five (75) North, Range Twenty-seven (27) West
of the 5th P.M., Madison County, Iowa.

Deed Between Parents & Child, Without Actual Consideration

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
Madison COUNTY, ss:

Dated: Jan 28, 1994

On this 28th day of January,
199 4, before me, the undersigned, a Notary
Public in and for said State, personally appeared
Russell J. Little and
Alberta R. Little, husband and
wife,

Russell J. Little
Russell J. Little (Grantor)

Alberta R. Little
Alberta R. Little (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.

(Grantor)

James E. Van Werden
Notary Public

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



DEED RECORD 132

501