

COMPUTER
RECORDED
COMPARED

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

REAL ESTATE TRANSFER
TAX PAID 0
STAMP #
\$ 55.20
Michelle Utsler
RECORDER
5-4-94 DATE Madison COUNTY

FILED NO. 3065
BOOK 59 PAGE 230
94 MAY -4 PM 3:15
MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA



**WARRANTY DEED
(CORPORATE GRANTOR)**

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of THIRTY-FIVE THOUSAND AND NO/100---- (\$35,000.00)
Dollar(s) and other valuable consideration,
FARMERS AND MERCHANTS STATE BANK
a corporation organized and existing under the laws of
IOWA
does hereby Convey to
BETTY J. SMITH

the following described real estate in Madison County, Iowa:

Lots One (1) and Two (2) in Block Two (2) and the North
Half (N $\frac{1}{2}$) of Lots One (1), Two (2) and Three (3) in
Block Three (3) and the East 198 feet of vacated Arnold
Street between Blocks Two (2) and Three (3), of W. A
Jenkins Addition to the Town of Winterset, Madison
County, Iowa.

The Corporation hereby covenants with grantees, and successors in interest, that it holds the real estate by title in fee simple; that it has 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 it covenants to Warrant and Defend the real estate against the lawful claims of all persons, except as may be above stated.

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, according to the context.



Farmers and Merchants State Bank

Dated 3rd day of May, 1994

By William L. Davis Sen V-P
Title

By _____
Title

STATE OF IOWA, MADISON COUNTY, ss:

On this 3rd day of May, 1994 before me, the undersigned, a Notary Public in and for said State, personally appeared William L. Davis and _____ to me personally known, who being by me duly sworn, did say that they are the Senior Vice President

and _____, respectively, of said corporation; that ~~the seal affixed thereto is the seal of said corporation~~ (the seal affixed thereto is the seal of said) corporation that said instrument was signed (and sealed) on behalf of said corporation by authority of its Board of Directors; and that the said William L. Davis and _____ as such officers, acknowledged the execution of said instrument to be the voluntary act and deed of said corporation, by it and by them voluntarily executed.

GINA M. HACKETT
MY COMMISSION EXPIRES
8-16-94

Gina M. Hackett

Notary Public