

Please Return to:
Walter Witchie/Kathleen Sanford
522 North 7th Ave
WINTERSSET IA 50273

SPACE ABOVE THIS LINE
FOR RECORDER

WARRANTY DEED

For the consideration of Ninety Thousand Five Hundred and no/100 (\$90,500)
Dollar(s) and other valuable consideration,
Duane E. Steenhoek and Priscilla I. Steenhoek, husband and wife

do hereby Convey to
Walter Witchie and Kathleen Sanford, as joint tenants with full rights of
survivorship and not as tenants in common,

the following described real estate in Madison County, Iowa:

The North One-half (1/2) of Lots One (1) and Two (2) in Block Four
(4) of A. B. Shriver's Addition to the City of Winterset, Madison
County, Iowa.

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

REAL ESTATE TRANSFER
TAX PAID 6
STAMP #
\$ 144.00
Walter Witchie
RECORDER
8-2-94 / Madison
DATE COUNTY

FILED NO. 336
BOOK 59 PAGE 447
94 AUG -2 PH 2:37
MICHELLE UTCLER
RECORDER
MADISON COUNTY, IOWA

COMPUTER
RECORDED
COMPARED

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: July 25, 1994

MADISON COUNTY,

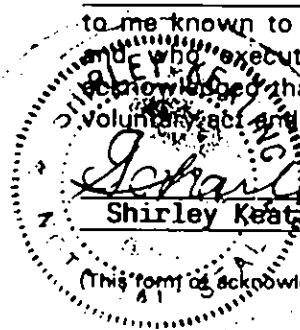
ss:

On this 25 day of July,
199 4, before me, the undersigned, a Notary
Public in and for said State, personally appeared
Duane E. Steenhoek and Priscilla
I. Steenhoek

Duane E. Steenhoek
Duane E. Steenhoek (Grantor)

Priscilla I. Steenhoek
Priscilla I. Steenhoek (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.



Shirley Keating
Notary Public

(Grantor)

(Grantor)

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