

19,500

FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER

REAL ESTATE TRANSFER
TAX PAID 21
STAMP #
\$ 30 40
Michelle Utzler
RECORDER
10-17-94 Madison
DATE COUNTY

COMPUTER
RECORDED
COMPARED

FILED NO. 1056
BOOK 59 PAGE 663

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

94 OCT 17 PM 2:56
MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

SPACE ABOVE THIS LINE FOR RECORDER

WARRANTY DEED

For the consideration of ONE AND NO/100
Dollar(s) and other valuable consideration, Gregory Minnich and Rhonda Minnich,
husband and wife
do hereby Convey to Patricia J. Sharpe, single
the following described real estate in Madison County, Iowa:

The West Sixty-one (61) Feet of Lot Two (2) in Block One (1)
of the Original Town of Truro, Madison County, Iowa

Locally known as: 320 E. North St.
Truro, Iowa

Subject to all covenants, restrictions and easements of record.

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 acknowledgement 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: Oct. 15, 1994

On this 15 day of October,
1994, before me, the undersigned, a Notary Public
in and for said State, personally appeared Gregory
Minnich and Rhonda Minnich,
husband and wife

Gregory Minnich
Gregory Minnich (Grantor)

Rhonda Minnich
Rhonda Minnich (Grantor)

to me known to be the identical persons named in and
who executed the foregoing instrument and acknow-
ledged that they executed the same as their voluntary
act and deed.

(Grantor)

Betsy Haas
June 15, 1994 Notary Public
(This form of acknowledgement for individual grantor(s) only)

(Grantor)