

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

FILED NO. 1235  
BOOK 133 PAGE 558  
94 NOV -2 PM 12:53

COMPUTER   
RECORDED   
COMPARED

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, Terry Dean Kirk, a single person

do hereby Convey to Sandra Dee Kirk

the following described real estate in Madison County, Iowa:

Southeast Quarter of Northeast Quarter (SE $\frac{1}{4}$ NE $\frac{1}{4}$ ) of Section 30, Twp. 74 North,  
Range 27, West of the 5th P.M., Madison County, Ia.

This Deed is subject to the interest of the vendees in the contract for the sale  
of the above-described property dated April 10, 1993, and filed for record on  
April 16, 1993 in the office of the Madison County Recorder. in Book 131 at page  
388, which contract is hereby sold, assigned and transferred to grantee.

This Deed is between family members with no actual consideration, therefore, no  
revenue stamps, declaration of value or groundwater hazard statement required.

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~~ CALIFORNIA  
SS: SAN MATEO COUNTY,  
On this 12 day of September,  
1994, before me, the undersigned, a Notary Public  
in and for said State, personally appeared \_\_\_\_\_  
Terry Dean Kirk, a single person

DATED: 9/12/94  
Terry Dean Kirk  
Terry Dean Kirk (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.

John W. Campbell  
John W. Campbell Notary Public  
(This form of acknowledgement for individual grantor(s) only)

\_\_\_\_\_  
(Grantor)  
\_\_\_\_\_  
(Grantor)  
  
(Grantor)