

# WARRANTY DEED - JOINT TENANCY

KNOW ALL MEN BY THESE PRESENTS: That RICHARD E. JOHNSON and VIRGINIA A. JOHNSON, husband and wife,

\_\_\_\_\_ in consideration of the sum of  
---One Dollar and other valuable consideration---

In hand paid do hereby Convey unto RICHARD E. JOHNSON and VIRGINIA A. JOHNSON, husband and wife,

Address of Grantees: R.R. 2, Earlham, Iowa 50072

As Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate, situated in Madison County, Iowa, to-wit:

Lot Six (6), Block Sixteen (16) West Addition to City of Winterset, Madison County, Iowa.

This is a transfer between husband and wife without actual consideration within the meaning of Section 428A.2 (11), Iowa Code, and is exempt from the Iowa real estate transfer tax and from declaration of value filing requirements.

FILED NO. 2345  
BOOK 53 PAGE 54B

*Completed*

1987 MAY 22 PM 3:46

MARY E. WELTY  
RECORDER  
MADISON COUNTY, IOWA

Fee \$5.00  
Transfer \$5.00

IND   
REC   
PAID

And the grantors do Hereby Covenant with the said grantees, and successors in interest, that said grantors hold said real estate by title in fee simple; that they have good and lawful authority to sell and convey the same; that said premises are Free and Clear of all Liens and Encumbrances Whatsoever except as may be above stated; and said grantors Covenant to Warrant and Defend the said premises against the lawful claims of all persons whomsoever, except as may be above stated.

Each of the undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the above described premises.

Words and phrases herein, including acknowledgement hereof, shall be construed as in the singular or plural number, and as masculine, feminine or neuter gender, according to the context.

Signed this 21st day of May, 19 87.

STATE OF IOWA

COUNTY OF MADISON

On this 21st day of May, A. D. 19 87, before me the undersigned, a Notary Public in and for said County and said State, personally appeared Richard E. Johnson and Virginia A. Johnson

Richard E. Johnson  
(Richard E. Johnson)  
Virginia A. Johnson  
(Virginia A. Johnson)

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.

Maureen E. Murphy



\_\_\_\_\_, Notary Public in and for said County and said State.

R.R. 2, Earlham, Iowa 50072  
Address of Grantors