

FILED NO. **1661**
BOOK 54 PAGE 171

Fee \$5.00
Transfer \$5.00

1988 MAR 21 PH 1:14

COMPARED
MARY E. WELTY
RECORDER
MADISON COUNTY, IOWA



WARRANTY DEED

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of One (1)
Dollar(s) and other valuable consideration, J. Dale Ham and Beverly J. Ham, husband
and wife,

do hereby Convey to J. Dale Ham and Beverly J. Ham, husband and wife,

the following described real estate in Madison County, Iowa:

The East Sixty (60) feet of Lot
Three (3) in Block Twenty (20) of
the Original Town of Winterset,
Madison County, Iowa.

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, ss:
MADISON COUNTY,

Dated: March 21, 1988

On this 21st day of March, 1988, before me, the undersigned, a Notary Public in and for said State, personally appeared J. Dale Ham and Beverly J. Ham

J. Dale Ham (Grantor)

Beverly J. Ham (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.

Karen Mathis Notary Public

(Grantor)

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



DEED RECORD 54-101 WARRANTY DEED
Revised September, 1985

Please type or print names under signatures as per Sec. 335.2 Code of Iowa