

# WARRANTY DEED - JOINT TENANCY

KNOW ALL MEN BY THESE PRESENTS: That JAMES A. RESER and MARLUS D. RESER, husband and wife,

\_\_\_\_\_ in consideration of the sum of  
---Forty-four Thousand Dollars and no/100ths ---

in hand paid do hereby Convey unto FREDERICK G. WHIPPLE and DEBORAH WHIPPLE, husband and wife, as joint tennants with full rights of survivorship and not as tennants in common.

Address of Grantees: 1108 Madison Avenue, Earlham, IA 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 Two (2) of Clearview First Addition to Earlham, Madison County, Iowa.

This Deed is given in fulfillment of a Real Estate Contract recorded on June 10, 1987, in the Office of the Recorder of Madison County, Iowa, in Book 53, Page 581.

Compared

441

FILED NO. 441  
BOOK 53 PAGE 712

1987 SEP -9 PM 12:39

MARY E. WELTY  
RECORDER  
MADISON COUNTY, IOWA  
Fee \$5.00  
Transfer \$5.00

REAL ESTATE TRANSFER
TAX PAID <u>10</u>
STAMP #
\$ <u>47.85</u>
<u>Mary E. Welty</u> RECORDER
<u>9-9-87</u> <u>Madison</u> DATE COUNTY

IND.   
REC.   
PAGE

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 3rd day of September, 1987.

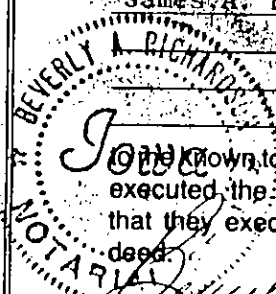
STATE OF IOWA

COUNTY OF BUENA VISTA

On this 3rd day of September, A. D. 1987, before me the undersigned, a Notary Public in and for said County and said State, personally appeared James A. Reser and Marlus D. Reser

James A. Reser  
(James A. Reser)  
Marlus D. Reser  
(Marlus D. Reser)  
Buena Vista

I do hereby certify that the above named persons are the identical persons named in and who executed the foregoing instrument, and acknowledged that they executed the same as their voluntary act and deed.



Beverly A. Richardson  
Notary Public in and for said County and said State.

P.O. Box 327, Sioux Rapids, IA 50585  
Address of Grantors