

### WARRANTY DEED

**Know All Men by These Presents:** That Roger L. Asher, divorced and unremarried, Lynn A. Morsch f/k/a Lynn A. Asher and Howell A. Morsch, wife and husband

\_\_\_\_\_ in consideration of the sum of ONE DOLLAR AND OTHER VALUABLE CONSIDERATION in hand paid do here **Convey** unto Melvin D. Henley and Carolyn S. Henley, husband and wife,

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 Thirty-three (33) of Kephart's Addition to St. Charles, Iowa, Plat No. 2, a Subdivision in the City of St. Charles, Madison County, Iowa, subject to and together with any and all easements, covenants and restrictions of record.

By execution of this Deed the Grantors hereby release any and all liens subsequent to Dissolution CD 055-32418.

REAL ESTATE TRANSFER TAX PAID
TAX PAID <u>2</u>
STAMP #
\$ <u>73.70</u>
<u>Mary E. Welty</u>
RECORDER
<u>12-1-87</u> <u>Madison</u>
DATE COUNTY

**Compared**

FILED NO. 962  
 BOOK 54 PAGE 32  
 1987 DEC -1 PM 12:24  
 MARY E. WELTY  
 RECORDER  
 MADISON COUNTY, IOWA  
 Fee \$5.00  
 Transfer \$5.00

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 described premises.

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

Signed this 25 day of November, 19 87

Roger L. Asher  
 Roger L. Asher

Lynn A. Morsch  
 Lynn A. Morsch

Howell A. Morsch  
 Howell A. Morsch

STATE OF IOWA,  
 COUNTY OF Polk ss.

On this 25 day of November, 19 87 before me, the undersigned, a Notary Public in and for said County, in said State, personally appeared Roger L. Asher, divorced and unremarried and Lynn A. Morsch and Howell A. Morsch, wife and husband

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

Heanna M. Horn Notary Public in and for said County  
 Comm. Expires 4-21-90

