

REAL ESTATE TRANSFER	
TAX PAID <u>18</u>	
\$ <u>19.25</u>	STAMP #
<i>Mary E. Welty</i>	
RECORDER	
<u>1-20-88</u>	<u>Madison</u>
DATE	COUNTY

Compared

FILED NO. 1266
BOOK 54 PAGE 88

1988 JAN 20 PM 2:15

MARY E. WELTY
RECORDER
MADISON COUNTY, IOWA
Fee 10.00
Transfer \$5.00



WARRANTY DEED

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of Eighteen Thousand Dollars
 Dollar(s) and other valuable consideration, Jerry Frank Shinn and Carol Lenore Shinn, husband and
wife, and Grace Frederick, a single person,
 do hereby Convey to Thomas R. Johnston and Roxanne Johnston, as tenants in common,
 the following described real estate in Madison County, Iowa:

An undivided one-half (1/2) interest in and to:
 Commencing at a point 66 feet West of the Northeast
 corner of Block Thirteen (13) of Pitzer and Knight's
 Addition to the Town of Winterset, Madison County,
 Iowa, and running thence South 132 feet, thence
 West 66 feet, thence North 132 feet, thence East
 66 feet to the point of beginning, otherwise known
 as Lot Two (2) in said Block Thirteen (13) of said
 Addition,

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:
BLACK HAWK COUNTY,

Dated: October 13 1987

On this 13 day of October, 1987, before me, the undersigned, a Notary Public in and for said State, personally appeared Jerry Frank Shinn and Carol Lenore Shinn

Jerry Frank Shinn (Grantor)
Carol Lenore Shinn (Grantor)
Grace Frederick (Grantor)
 _____ (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.

William S. Smith Notary Public
 (This form of acknowledgment for individual grantor(s) only)

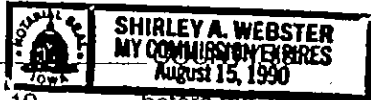
STATE OF IOWA MADISON COUNTY, ss:

On this 22nd day of October, 19 87 before me, the undersigned, a Notary Public in and for said State, personally appeared Grace Frederick

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.

Shirley A. Webster

Shirley A. Webster, Notary Public



STATE OF _____
On this _____ day of _____, 19 _____, before me, the undersigned, a Notary Public in and for said State, personally appeared _____

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.

_____, Notary Public

1266

WARRANTY DEED

TO

Entered upon transfer books and for taxation this _____ day of _____, 19 _____ Auditor _____

By Joe E. Orr Deputy

Filed for record, indexed and delivered to County Auditor this 20 day of January, 19 88 at 2:15 o'clock P. M., and recorded in deed No. 54, pg 78 of Madison County Records.

Recorder's fee \$ 10.00 PAID.

Auditor's fee \$ 5.00 PAID.

Mary E. Welby Recorder

By _____ Deputy

WHEN RECORDED RETURN TO

countdown