

REAL ESTATE TRANSFER
 TAX PAID 26
 STAMP #
 \$ 39 ⁰⁵
Shirley J. Henry Dep
 RECORDER
 5-25-88 Madison
 DATE COUNTY

Compared

FILED NO. 2174
 BOOK 54 PAGE 262
 1988 MAY 25 PH 12:14
 MARY E. WELTY
 RECORDER
 MADISON COUNTY, IOWA
 Fee \$5.00
 Transfer \$5.00

SPACE ABOVE THIS LINE FOR RECORDER

WARRANTY DEED

For the consideration of THIRTY-SIX THOUSAND AND NO/100 (\$36,000.00)
 Dollar(s) and other valuable consideration, NANCY L. CARROLL, single,

do hereby Convey to KIMBERLY J. SIMMONS, single,

the following described real estate in Madison County, Iowa:

Lot Five (5) of the Subdivision of Lots Seven (7) and Eight (8) in
 Valley View Addition to the City of Winterset, Madison County, Iowa

ORIGINAL

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: May 11, 1988

On this 11th day of May
1988, before me, the undersigned, a Notary Public in and for said State, personally appeared
NANCY L. CARROLL

Nancy L. Carroll
 Nancy L. Carroll (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.

(Grantor)

(Grantor)

Connie K. Harvey
 Connie K. Harvey Notary Public

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

(Grantor)

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

