

REAL ESTATE TRANSFER  
 TAX PAID 12  
 STAMP # 35  
 \$ 20  
*Shirley H. Henry, Dep*  
 RECORDER  
9-13-88 Madison  
 DATE COUNTY

COMPUTER

Fee \$5.00  
 Transfer \$5.00

FILED NO. 544  
 BOOK 54 PAGE 473

1988 SEP 13 AM 8:10

Compared

MARY E. WELTY  
 RECORDER  
 MADISON COUNTY, IOWA



WARRANTY DEED

SPACE ABOVE THIS LINE  
 FOR RECORDER

For the consideration of Eighteen Thousand, Six Hundred and no/100 (\$18,600.00)  
 Dollar(s) and other valuable consideration,  
Lyla M. Lynch, a widow and unmarried,

do hereby Convey to Donald J. Overton and Lu Ann M. Overton

the following described real estate in Madison County, Iowa:

The West Sixty (60) feet of Lot Seven (7) in the  
 Northwest Section of the Original Town of St. Charles,  
 Iowa, Madison County, Iowa.

This deed is given in fulfillment of a Real Estate  
 Contract Recorded August 20, 1973, in Town Lot Deed  
 Record 45 at page 553 thereof.

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: September 7, 1988

On this 7 day of September, 1988, before me, the undersigned, a Notary Public in and for said State, personally appeared  
Lyla M. Lynch

*Lyla M. Lynch*  
 Lyla M. Lynch (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.

*Jerrold B. Oliver*  
 Jerrold B. Oliver Notary Public

(Grantor)

(Grantor)

(Grantor)

