

FILED NO. 2430

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Fee \$5.00

89 JUN -9 PH 4: 29

Transfer \$5.00

MARY E. WELTY
RECORDER
MADISON COUNTY, IOWA

INS.
REC.
PAGE

SPACE ABOVE THIS LINE
FOR RECORDER



WARRANTY DEED

For the consideration of no monetary consideration
Dollar(s) and other valuable consideration,
Michael J. McNamara and Barbara J. McNamara, Husband and Wife,
do hereby Convey to Katherine Monaghan
the following described real estate in Madison County, Iowa:

All our undivided interest in and to:
North 37 acres of the South Half of
the Southeast Quarter, and the South
Half of the North Half of the
Southeast Quarter of Section 35-76-28,
except a tract of land described as
follows: Commencing at the Northeast
corner of said South Half of the North
Half of the Southeast Quarter of said
Section 35, running thence South along
the East line of said Section 775
feet, thence West 595.06 feet, thence
North 775 feet, thence East 595.06
feet to the place of beginning, and
also excepting 6.43 acres conveyed to
the State of Iowa for highway
purposes.

No Declaration of Value Required

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: June 9, 1989

On this 9th day of June,
1989, before me, the undersigned, a Notary Public in and for said State, personally appeared
Michael J. McNamara and Barbara J. McNamara,

Michael J. McNamara
Michael J. McNamara (Grantor)

Barbara J. McNamara
Barbara J. McNamara (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)

Jane A. Dawson
Notary Public

(Grantor)

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

