

FILED NO. 2037

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89 APR 17 PM 4: 08

MARY E. WELTY
RECORDER
MADISON COUNTY, IOWA

Fee \$ 5.00, Trans \$ 5.00

SPACE ABOVE THIS LINE
FOR RECORDER



WARRANTY DEED

For the consideration of Forty-two Thousand and no/100-----(\$42,000)-----
Dollar(s) and other valuable consideration, Clyde G. Berry, an unmarried person; and Lee Berry
and JoAnn M. Berry, husband and wife,

do hereby Convey to Timothy J. Gomez and Joan B. Whannel

the following described real estate in Madison County, Iowa:

The North Half (1/2) of the Northeast Quarter (1/4) of Section
Twenty (20) in Township Seventy-four (74) North, Range Twenty-
eight (28) West of the 5th P. M., Madison County, Iowa.

This deed supplements two deeds earlier recorded.

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: April 14 1989

On this 14th day of April, 1989, before me, the undersigned, a Notary Public in and for said State, personally appeared Clyde G. Berry, Lee Berry and JoAnn M. Berry

Clyde G. Berry
Clyde G. Berry (Grantor)

Lee Berry
Lee Berry (Grantor)

JoAnn M. Berry
JoAnn M. Berry (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.

J. Stephen Walters
Notary Public
(This form of acknowledgment for individual grantor(s) only)

(Grantor)