

2073 FILED NO. _____
BOOK 125 PAGE 505

Compared

89 APR 21 AM 10:28

MARY E. WELTY
RECORDER
MADISON COUNTY, IOWA

Fee \$5.00
Transfer \$5.00

REAL ESTATE TRANSFER
TAX PAID 19
STAMP #
\$ 28.60
Shirley H. Henry, Dep
RECORDER
4-21-89 Madison
DATE COUNTY

SPACE ABOVE THIS LINE
FOR RECORDER



WARRANTY DEED

For the consideration of One
Dollar(s) and other valuable consideration, Raymond H. Michael and Jeannette Michael,
husband and wife

do hereby Convey to Paul Schmid and Marlene Schmid, husband and wife, as
joint tenants with full right of ownership in the survivor, and not
as tenants in common

the following described real estate in Madison County, Iowa:

Undivided one-half interest in:

The South One-half of the Northwest Quarter (S $\frac{1}{2}$ NW $\frac{1}{4}$) of Section
Twenty-two (22), Township Seventy-four (74) North, Range Twenty-
six (26) West of the 5th P.M., Madison County, Iowa, EXCEPT a
parcel of land described as commencing at the southwest corner
of the Northwest Quarter (NW $\frac{1}{4}$) of Section Twenty-two (22), Township
Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M.,
Madison County, Iowa, thence North 00°00' 252.13 feet to the point
of beginning; thence North 90°00' East 363.00 feet; thence North
00°00' 408.38 feet; thence North 90°00' West 363.00 feet to the
west line of the Northwest Quarter (NW $\frac{1}{4}$) of said Section Twenty-
two (22); thence South 00°00' 408.38 feet to the point of beginning.
3.4032 acres including 0.4031 acres of county road right-of-way
in the excepted tract.

Transfer Tax
\$28.60

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 TEXAS ss:
ANGELINA COUNTY,

Dated: April 11, 1989

On this 11th day of April
19 89, before me, the undersigned, a Notary
Public in and for said State, personally appeared
Raymond H. Michael and Jeannette
Michael, husband and wife

Raymond H. Michael
Raymond H. Michael (Grantor)

Jeannette Michael
Jeannette Michael (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.

Ruby Tipton
My Commission Expires 11/1/89 Notary Public
(This form of acknowledgment for individual grantor(s) only)

(Grantor)

(Grantor)