

FILED NO. **406**

BOOK **55** PAGE **249**

89 AUG 31 PM 1:41

MARY E. WELTY  
RECORDER  
MADISON COUNTY, IOWA  
Fee \$5.00  
Transfer \$5.00

REAL ESTATE TRANSFER  
TAX PAID  
STAMP # **33-**  
\$ **56.65**  
*Mary E. Welty*  
RECORDER  
**8-31-89** **Madison**  
DATE COUNTY

*Completed*



**WARRANTY DEED**

SPACE ABOVE THIS LINE  
FOR RECORDER

For the consideration of One and no/100  
Dollar(s) and other valuable consideration, James H. Dorman and Janis L. Dorman,  
husband and wife,  
do hereby Convey to Anthony C. Carrara and Lori M. Carrara, husband and wife, as  
Joint Tenants with full right of ownership in the survivor, not as Tenants in  
Common  
the following described real estate in Madison County, Iowa:

A tract of land commencing 427 feet West of the Northeast corner of the Southwest Quarter (SW $\frac{1}{4}$ ) of the Southwest Quarter (SW $\frac{1}{4}$ ) of Section Fifteen (15), in Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, and on the North line of said 40 acre tract, and running thence South 447 feet, thence West parallel with said North line 122 feet more or less to the East line of the alley on the East side of Atkinson's First Addition to the Town of Truro, thence North along the East line of said alley to the North line of said 40 acre tract, thence East to the point of beginning in Madison County, Iowa.

Transfer Tax  
\$56.65

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:  
CLARKE COUNTY,

Dated: August 25, 1989

On this 28th day of August,  
19 89, before me, the undersigned, a Notary Public  
in and for said State, personally appeared \_\_\_\_\_

James H. Dorman and Janis L. Dorman,  
husband and wife,

*James H. Dorman*  
James H. Dorman (Grantor)

*Janis L. Dorman*  
Janis L. Dorman (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

*Sue Ellen Turner*  
Sue Ellen Turner, Notary Public

\_\_\_\_\_  
(Grantor)

\_\_\_\_\_  
(Grantor)

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