



WARRANTY DEED - JOINT TENANCY

KNOW ALL MEN BY THESE PRESENTS: That STEPHEN T. HESS and ELEANOR D. HESS, husband and wife,

_____ in consideration of the sum of
Forty-nine Thousand Eight Hundred dollars and no/100ths
 in hand paid do hereby Convey unto RICHARD DUPUY and SANDY DUPUY, husband and wife,
a/k/a Richard R. Dupuy and Sandra K. Dupuy

Address of Grantees: 724 Elm Street, Earlham, IA 50072

As Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate, situated in Madison County, Iowa, to-wit:

The East 80 Feet of Lots One (1) and Two (2), and the North 28 Feet of the East 80 Feet of Lot Three (3), in Block Three (3), Academy Addition to the City of Earlham, Madison County, Iowa.

This Deed is given in fulfillment of a Real Estate Contract dated April 28, 1984, and filed of record May 21, 1984, in the Office of the Madison County Recorder in Book 51, Page 701.

This Deed is exempt from declaration of value and groundwater hazard statement filing requirements.

REAL ESTATE TRANSFER	
TAX PAID	<u>4</u>
STAMP #	
\$	<u>54 4.5</u>
<u>Mary E. Welty</u>	
RECORDER	
<u>10-3-89</u>	<u>Madison</u>
DATE	COUNTY

Compared

FILED NO. 647
 BOOK 55 PAGE 321
 89 OCT -3 AM 11:39
 MARY E. WELTY
 RECORDER
 MADISON COUNTY, IOWA
 Fee \$5.00
 Transfer \$5.00

And the grantors do Hereby Covenant with the said grantees, and successors in interest, that said grantors hold said real estate by title in fee simple; that they have good and lawful authority to sell and convey the same; that said premises are Free and Clear of all Liens and Encumbrances Whatsoever except as may be above stated; and said grantors Covenant to Warrant and Defend the said premises against the lawful claims of all persons whomsoever, except as may be above stated.

Each of the undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the above described premises.

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine, feminine or neuter gender, according to the context.

Signed this 27th day of September, 1989.

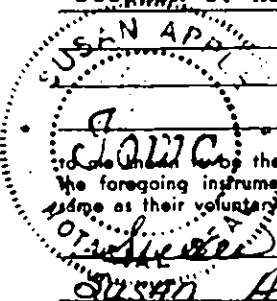
STATE OF IOWA

COUNTY OF MADISON

On this 27th day of September, A. D. 1989, before me the undersigned, a Notary Public in and for said

County and said State, personally appeared
Stephen T. Hess and Eleanor D. Hess

Stephen T. Hess
 (Stephen T. Hess)
Eleanor D. Hess
 (Eleanor D. Hess)



to me and by the identical persons named in and who executed the foregoing instrument, and acknowledged that they executed the same as their voluntary act and deed.

Susan Apple Notary Public in and for said County and said State.

109 Walnut Street, Earlham, IA 50072
 Address of Grantors

Print name under signature as per Sec 335.3 Code of Iowa