

IOWA STATE BAR ASSOCIATION
Official Form No. 101

FOR THE LEGAL EFFECT OF THE USE
OF THIS FORM, CONSULT YOUR LAWYER

REAL ESTATE TRANSFER	
TAX PAID <u>19</u>	
STAMP #	
\$ <u>24 75</u>	
<i>Mary E. Welty</i>	
RECORDER	
<u>1-23-90</u>	<u>Madison</u>
DATE	COUNTY

FILED NO. 1521
BOOK 55 PAGE 590

90 JAN 23 PH 2: 04

MARY E. WELTY
RECORDER
MADISON COUNTY, IOWA

Fee \$5.00, Trans. \$5.00



WARRANTY DEED

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of TWENTY-THREE THOUSAND AND NO/100----- (\$23,000.00)
Dollar(s) and other valuable consideration, NONNIE F. HOUSTON and JOANN M. HOUSTON, Husband and Wife,

do hereby Convey to DENNIS W. SMITH and SHELLY R. SMITH, husband and wife, with full
right of survivorship and not as tenants in common,

the following described real estate in Madison County, Iowa:

The South Half (S $\frac{1}{2}$) of Lots One (1) and Two (2) in Block
One (1) of A. B. Shriver's Addition to the City of Winterset,
Madison County, Iowa.

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: January 22, 1990

On this 22nd day of January,
1990, before me, the undersigned, a Notary Public
in and for said State, personally appeared
Nonnie F. Houston and JoAnn M. Houston

Nonnie F. Houston
Nonnie F. Houston (Grantor)

JoAnn M. Houston
JoAnn M. Houston (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.

Vicki L. Allen
Vicki L. Allen Notary Public

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