

REAL ESTATE TRANSFER
TAX PAID 26
 STAMP #
\$ 28.00
Mary E. Welty
 RECORDER
9-27-90 *M. Madison*
 DATE COUNTY

IND. ✓
REC. ✓
PAGE ✓

FILED NO. **716**
BOOK 56 PAGE 220
90 SEP 27 PH 1:56

Fee \$ 5.00
Transfer \$ 5.00

MARY E. WELTY
RECORDER
MADISON COUNTY, IOWA

COMPASS



WARRANTY DEED

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of TWENTY-SIX THOUSAND FIVE HUNDRED AND NO/100----- (\$26,500.00)
Dollar(s) and other valuable consideration, Dixie Lee MCDONALD, Single,

do hereby Convey to ROSE MARIE NIBLO

the following described real estate in Madison County, Iowa:

Commencing at the Northeast Corner of Lot Four (4) in Wilson's Four-Acre Lot in Winterset as platted in 1892, thence South 165 Feet, thence West 66 feet, thence South 44 feet, thence West 33 feet, thence North 209 feet, thence East 99 feet to the Point of Beginning.

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: 9-14-90

On this 14 day of September,
19 90, before me, the undersigned, a Notary Public
in and for said State, personally appeared _____
Dixie Lee McDonald

Dixie Lee McDonald
Dixie Lee McDonald (Grantor)

GERALDINE M. LEE
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.

(Grantor)

(Grantor)

(Grantor)

Geraldine M. Lee
Geraldine M. Lee Notary Public
(This form of acknowledgment for individual grantor(s) only)