

FILED NO. 2241

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BOOK 126 PAGE 607

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IND.
REC.
PAGE

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

Transfer \$10.00



WARRANTY DEED — ~~JOINT TENANTS~~

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of SEVENTY-TWO THOUSAND AND NO/100 ----- (\$72,000.00)
Dollar(s) and other valuable consideration, ELLA M. FORRET, Single,

do hereby Convey to ANTHONY J. FORRET and MARLA A. FORRET

~~as Joint Tenants with Full Rights of Survivorship and not~~ as Tenants in Common, the following described real estate in
Madison County, Iowa:

The Northwest Quarter (1/4) of Section Eight (8); and the South Half (1/2) of the Southwest Quarter (1/4) of Section Five (5), Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5th P.M., except commencing at the Southeast Corner of the Northwest Quarter (1/4) of said Section Eight (8), thence 1,940 feet North along the East side of said Section line to the place of beginning, thence West 300 feet, thence North parallel with the East line of said Section line 240 feet, thence East 300 feet to the East line of said Section, thence South 240 feet along said Section line to the Point of Beginning.

This deed is given in satisfaction of a Real Estate Contract recorded May 2, 1974, in Book 103, Page 729 of the Madison County Recorder's Office. The option contained in Paragraph 13 of said Real Estate Contract shall remain in full force and effect.

This deed is given for the purpose of correcting the prior Warranty Deed recorded in Book 126, Page 526 of the Madison County Recorder's Office, which did not correctly set forth the names of the Grantees.

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: May 4, 1990

On this 4 day of May, 1990, before me the undersigned, a Notary Public in and for said State, personally appeared
Ella M. Forret

Ella M Forret
Ella M. Forret (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.

(Grantor)

Jessal H. Oliver
Notary Public
(This form of acknowledgment for individual grantor(s) only)



(Grantor)