

5995

# WARRANTY DEED

IOWA REALTY CO., INC.  
3501 Westown Parkway  
West Des Moines, Iowa 50265

**Know All Men by These Presents:** That John D. Wade and Laneta J. Wade, husband and wife,

\_\_\_\_\_ in consideration of the sum of ONE DOLLAR AND OTHER VALUABLE CONSIDERATION in hand paid do here **Convey** unto Randy R. Koons and Judy L. Koons, husband and wife,

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 West 285 feet of the North 1525 Feet of the East Half (1/2) of the Southeast Quarter (1/4) of Section Seventeen (17), in Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa.

REAL ESTATE TRANSFER
TAX PAID <u>20</u>
STAMP #
\$ <u>5995</u>
<u>Mary E. Welty</u> RECORDER
DATE _____ COUNTY <u>Madison</u>

FILED NO. 121  
BOOK 126 PAGE 795  
90 JUL 16 PM 2:59  
MARY E. WELTY  
RECORDER  
MADISON COUNTY, IOWA  
Fee \$5.00  
Transfer \$5.00

Subject to and together with any and all easements, covenants and restrictions of record.

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 described premises.

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

Signed this 6 day of July, 1990

John D. Wade  
John D. Wade  
Laneta J. Wade  
Laneta J. Wade

STATE OF IOWA.

COUNTY OF Jasper ss.

On this 6 day of July, 1990 before me,

the undersigned, a Notary Public in and for said County, in said State, personally appeared John D. Wade and Laneta J. Wade, husband and wife,

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

Deborah R. Durant  
Deborah R. Durant Notary Public in and for said County

DEED REC. 126

795