

1595

IOWA STATE BAR ASSOCIATION  
Official Form No. 103

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

REAL ESTATE TRANSFER  
TAX PAID 35  
STAMP #  
1595  
*Mary E. Welty*  
RECORDER  
7-30-90  
DATE COUNTY

FILED NO. 219  
BOOK 128 PAGE 10  
90 JUL 30 PH 4: 11  
MARY E. WELTY  
RECORDER  
MADISON COUNTY, IOWA

Fee \$ 5.00, Trans \$5.00



WARRANTY DEED — JOINT TENANCY

SPACE ABOVE THIS LINE  
FOR RECORDER

For the consideration of FIFTEEN THOUSAND AND NO/100----- (\$15,000.00)  
Dollar(s) and other valuable consideration, A. NEAL DAY and MARILYN M. DAY, Husband and Wife,  
a a/k/a NEAL DAY and MARILYN DAY

do hereby Convey to MORRIS HOWELL and BARBARA HOWELL

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

A tract of land in the Northwest Quarter (¼) of the Southeast Quarter (¼) of Section Thirty-five (35), Township Seventy-seven (77) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, more particularly described as follows: Beginning at the Center of said Section Thirty-five (35), thence North 90°00'00" East 312.86 feet along the North line of the Southeast Quarter (¼) of said Section Thirty-five (35); thence South 00°20'43" West 319.51 feet; thence South 90°00'00" West 226.97 feet; thence South 00°20'43" West 357.68 feet; thence South 90°00'00" West 85.88 feet to the West line of the Northwest Quarter (¼) of the Southeast Quarter (¼) of said Section Thirty-five (35); thence along said West line, North 00°20'43" East 677.19 feet to the point of beginning; said tract of land contains 3.000 Acres, including 0.323 Acres of County Road Right-of-Way.

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: July 28, 1990

On this 28 day of July,  
1990, before me the undersigned, a Notary Public in and for said State, personally appeared  
A. Neal Day and Marilyn M. Day

A. Neal Day (Grantor)  
Marilyn M. Day (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.

Jerrold B. Oliver Notary Public  
(This form of acknowledgment for individual grantor(s) only)



\_\_\_\_\_  
(Grantor)