THE IOWA STATE BAR ASSOCIATION

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

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BOOK 128 PAGE 707

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MICHELLE UTSLER RECORDER MADISON COURTY, 10WA

The Iowa State Bar Association

## **WARRANTY DEED**

SPACE ABOVE THIS LINE FOR RECORDER

101 WARRANTY DEED

For the consideration of Eighty-four Thousand and no/100 (\$84,000.00) - - - - Dollar(s) and other valuable consideration, Audrey Lynn Jennings a/k/a Audry Lynn Jennings and Bill Jennings, wife and husband; and Linda Kay Jennings and Donald Jennings, wife and husband do hereby Convey to Gary W. Elderkin and Karen L. Elderkin, husband and wife, as joint tenants with full rights of survivorship and not as tenants in common the following described real estate in Madison County, lowa:

All of our right, title and interest in and to:

The East Half  $(\frac{1}{3})$  of the Southwest Quarter  $(\frac{1}{3})$  and the West Half  $(\frac{1}{3})$  of the Southeast Quarter  $(\frac{1}{3})$  of Section Thirty-one (31), in Township Seventy-five (75) North, of Range Twenty-seven (27) West of the 5th P.M., 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 acknowledgement hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

STATE OF,	DATED: 4 Upril 27, 1991
MADISON COUNTY, On this 227 day of 2000, 19_91, before me, the undersigned, a Notary Public in and for said State, personally appeared	Audrey Lynn Jennings (Grantor)
Audrey Lynn Jennings and Bill Jennings	Walier (Ful Due)
to me known to be the identical persons named in and who executed the foregoing instrument and acknow-	B111 Jennyngs (Grantor)
ledged that they executed the same as their voluntary act and deed.	Dinda Kay Jennings (Grantor)
Brysn R. Jannings	Linda Kay Jennings (Grantor)
(This form of acknowledgement for individual grantons of the second of t	Donald Kemauns
Sep 2-19-72	Donald Jennings antor)
DEED R	ECORD 128

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