

FILED NO. 1011

Fee \$5.00
Transfer \$5.00

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MARY E. WELTY
RECORDER
MADISON COUNTY, IOWA



WARRANTY DEED — JOINT TENANCY

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of ONE AND NO/100----- (\$1.00)
Dollar(s) and other valuable consideration, SHIRLEY LOUISE BROWN, Single, and RONALD LEROY RUSTAN, Single,

do hereby Convey to BRUCE A. MECHAM and MARIA MECHAM

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

A parcel of land described as commencing at the Southwest Corner of Section Thirteen (13) in Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, thence North 00°00' along the West line of the Southwest Quarter (¼) of said Section Thirteen (13), 726.81 feet, thence South 87°02' East 1,320.30 feet to the East line of the Southwest Quarter (¼) of the Southwest Quarter (¼) of said Section Thirteen (13), thence South 00°00' 462.81 feet, thence North 87°02' West 330.00 feet, thence South 00°00' 264.00 feet to the South line of said Southwest Quarter (¼) of the Southwest Quarter (¼), thence North 87°02' West 990.30 feet to the point of beginning, containing 20.0027 Acres, including 1.3217 Acres of County Road Right-of-Way.

This deed is given to cure a defect in the chain of title to the above-described real estate.

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: Nov. 3, 1980

On this 3 day of ~~October~~ November, 1980 before me the undersigned, a Notary Public in and for said State, personally appeared Shirley Louise Brown and Ronald Leroy Rustan

Shirley Louise Brown
Shirley Louise Brown (Grantor)

Ronald Leroy Rustan
Ronald Leroy Rustan (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.

Judith P. Oliver
Notary Public (Grantor)

(This form of acknowledgment for individual grantor(s) only)

