

REAL ESTATE TRANSFER  
TAX PAID 4  
STAMP #  
\$ 45  
Michelle Utsler  
RECORDER  
3-1-91 Madison  
DATE COUNTY

FILED NO. 1722  
BOOK 56 PAGE 496  
91 MAR -1 PH 2:35  
MICHELLE UTSLER  
RECORDER  
MADISON COUNTY, IOWA

Fee \$5.00  
Transfer \$5.00

SPACE ABOVE THIS LINE  
FOR RECORDER



**WARRANTY DEED**

For the consideration of Forty-two Thousand and no/100 (\$42,000.00) - - - -  
Dollar(s) and other valuable consideration, William J. Keul and Peggy E. Keul, husband  
and wife

do hereby Convey to Mildred Jolene Agan

the following described real estate in Madison County, Iowa:

Commencing at a point 66 feet North of the Southeast corner of Block Nineteen (19) of Pitzer and Knight's Addition to the City of Winterset, Madison County, Iowa, running thence North 66 feet, thence West 132 feet, thence South 66 feet, thence East 132 feet to the point of beginning

This deed is in fulfillment of a real estate contract dated October 15, 1986 and filed on October 17, 1986 in Book 53, page 297 in the Office of the Madison County Recorder's Office

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 IOWA,  
SS: MADISON COUNTY,

DATED: February 27, 1991

On this 27<sup>th</sup> day of February,  
19 91, before me, the undersigned, a Notary Public  
in and for said State, personally appeared  
William J. Keul and Peggy E.  
Keul

William J. Keul  
William J. Keul (Grantor)

Peggy E. Keul  
Peggy E. Keul (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:

Beth H. [Signature] Notary Public  
(This form of acknowledgement for individual grantor(s) only)

(Grantor)  
(Grantor)