



COMPARED

Fee \$5.00
Transfer \$5.00

BOOK 128 PAGE 501
91 MAR -4 PH 2: 35
MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

SPACE ABOVE THIS LINE
FOR RECORDER



WARRANTY DEED

For the consideration of Sixty-five Thousand and no/100 \$65,000.00 - - - -
Dollar(s) and other valuable consideration, Loren A. Grout and Lois F. Grout, husband
and wife

do hereby Convey to Alberta Kay Jones

the following described real estate in Madison County, Iowa:

The Southwest Quarter ($\frac{1}{4}$) of the Southeast Quarter ($\frac{1}{4}$) of Section
One (1), Township Seventy-four (74) North, Range Twenty-eight (28)
West of the 5th P.M., Madison County, Iowa

This deed is in fulfillment of the real estate contract dated
December 14, 1989 and recorded in the Madison County Recorder's
Office on January 2, 1990, in Book 126, Page 292.

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 ARIZONA,
Maricopa COUNTY, SS:

DATED: January 28, 1991

On this 28th day of January,
19 91, before me, the undersigned, a Notary Public
in and for said State, personally appeared _____
Loren A. Grout and Lois F.
Grout

Loren A. Grout
Loren A. Grout (Grantor)

Lois F. Grout
Lois F. Grout (Grantor)

to me known to be the identical persons named in and
who executed the foregoing instrument and acknow-
ledged that they executed the same as their voluntary
act and deed.

(Grantor)

Dandy Barnett
Notary Public
My Commission Expires
March 31, 1994

(The form of acknowledgement for individual grantor(s) only)

DEED RECORD 128

(Grantor) 501