

THE IOWA STATE BAR ASSOCIATION  
Official Form No. 101

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

REAL ESTATE TRANSFER  
TAX PAID 8  
STAMP #  
\$ 7.20  
*Michelle Utsler*  
RECORDER  
9-5-91 Madison  
DATE COUNTY

COMPARED

FILED NO. 692  
BOOK 57 PAGE 36  
91 SEP -5 PM 1:51  
MICHELLE UTSLER  
RECORDER  
MADISON COUNTY, IOWA  
Fee \$5.00  
Transfer \$5.00

SPACE ABOVE THIS LINE  
FOR RECORDER



### WARRANTY DEED

For the consideration of FIVE THOUSAND ----- (\$5,000)  
Dollar(s) and other valuable consideration, H. M. COOPER and FERN COOPER, Husband and Wife,

do hereby Convey to MERLE M. MERCER and CARL E. MERCER

the following described real estate in Madison County, Iowa:

The North One-Half (N $\frac{1}{2}$ ) of Lots One (1) and Two (2)  
of Block Two (2) in Railroad Addition to the Town of  
Winterset, 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 IOWA

DATED: September 5, 1991

ss:  
MADISON COUNTY,  
On this 5th day of September,  
19 91, before me, the undersigned, a Notary Public  
in and for said State, personally appeared  
H. M. Cooper and Fern Cooper

*H. M. Cooper*  
H. M. Cooper (Grantor)

*Fern Cooper*  
Fern Cooper (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*  
Jerrold B. Oliver Notary Public  
(This form of acknowledgement for individual grantor(s) only)



(Grantor)

(Grantor)