



Document 2010 37

Book 2010 Page 37 Type 03 001 Pages 2  
Date 1/06/2010 Time 10:40 AM  
Rec Amt \$14.00 Aud Amt \$5.00

INDX ✓  
ANNO ✓  
SCAN  
CHEK

LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA



**WARRANTY DEED**  
THE IOWA STATE BAR ASSOCIATION  
Official Form #101  
**Recorder's Cover Sheet**

**Preparer Information:** (Name, address and phone number)

Lance M. Gritters, 303 First Avenue N.E., Waverly, IA 50677, Phone: (319) 352-1637

**Taxpayer Information:** (Name and complete address)

Federal National Mortgage Association, 13455 Noel Road, Galleria Tower Two, Ste 950,  
Dallas, TX 75240

**Return Document To:** (Name and complete address)

✓ Lance M. Gritters, 303 First Avenue N.E., Waverly, IA 50677, Phone: (319) 352-1637

**Grantors:**

Eric Lord  
Myrtle Lord

**Grantees:**

Federal National Mortgage Association

**Legal description:** See Page 2

**Document or instrument number of previously recorded documents:**



### WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration,  
Eric Lord and Myrtle Lord, husband and wife,  
do hereby Convey to  
Federal National Mortgage Association  
the  
following described real estate in Madison County, Iowa:

The West Half (W 1/2) of the Southeast Quarter (SE 1/4) of Outlot Two (2) of East Addition to Outlots to the City of Winterset, Madison County, Iowa.

This deed is given as an absolute conveyance, in full and complete satisfaction of a mortgage from the Grantor to the Grantee herein recorded on January 23, 2006, in the Office of the Madison County Recorder as Document No. 2006293, and not as additional security, and that the consideration was the release of the Grantor from all or a portion of personal liability under the note secured by the mortgage.

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.

Dated: December 23, 2009.

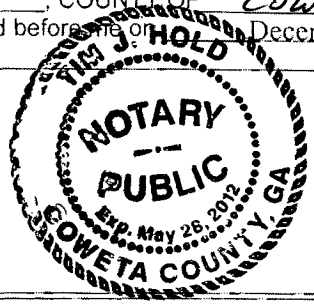
[Signature]  
Eric Lord (Grantor)

[Signature]  
Myrtle Lord (Grantor)

\_\_\_\_\_  
(Grantor)

\_\_\_\_\_  
(Grantor)

STATE OF Georgia, COUNTY OF Coweta  
This instrument was acknowledged before me on December 23, 2009, by Eric Lord and  
Myrtle Lord, husband and wife



[Signature]  
\_\_\_\_\_  
Notary Public