



Document 2010 1935

Book 2010 Page 1935 Type 03 001 Pages 2
Date 8/19/2010 Time 10:46 AM
Rec Amt \$14.00 Aud Amt \$5.00

INDX ✓
ANNO ✓
SCAN
CHEK

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

✓ Preparer; When recorded, Return to: David L. Wetsch, 974 - 73rd Street, Suite 20, Des Moines, IA 50324 (515) 223-6000
Address tax statements: Earlham Savings Bank, 7300 Lake Drive, West Des Moines, IA 50266

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That **Michael O. R. Jackson and Danette M. Jackson, single individuals ("Grantors")**, in consideration of the sum of One Dollar (\$1.00) and other good and valuable consideration in hand paid do hereby convey unto **Earlham Savings Bank ("Grantee")**, the following described real estate situated in Madison County, Iowa, to-wit:

Lot One (1) in Block Fourteen (14) of West Addition to the City of Winterset, in Madison County, Iowa.

This Deed is given in partial satisfaction of and in lieu of foreclosure of a Real Estate Mortgage instrument dated January 18, 1999, and filed for record in the Office of the Recorder of Madison County, Iowa, on January 18, 1999, in Mortgage Record Book 205, Page 323.

The consideration for this transfer and conveyance is the release by the Grantee of the Grantors from all liability under the Note secured by the aforementioned Mortgage. Grantors acknowledge and certify that this is an absolute conveyance for valuable consideration of all of Grantors' rights, title and interest in and to the above described real estate and is not given as additional security.

This Deed is exempt from real estate transfer tax and the filing of a Declaration of Value since it is a Deed in Lieu of Foreclosure.

The Grantors assign to the Grantee all hazard insurance policies now in effect on the above described real estate, and all escrow deposits for the payment of taxes, insurance, and other loan purposes (if any) presently held by the Grantee, and Grantors further assign to Grantee the right to receive payment of any claims payable under the terms of the insurance policies, including any premium refund.

The Grantors hereby covenants with said Grantee and successors in interest to warrant and defend the said Premises against the lawful claims of all persons claiming by, through, or under them, except as may be stated above.

The execution and delivery of this Deed shall not result in a merger of title between the title to this property and the above referenced Real Estate Mortgage instruments.

Dated this 11th day of August, 2010.

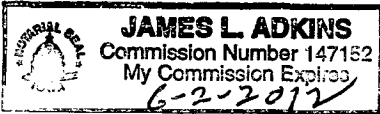
GRANTORS:

Michael O. R. Jackson
MICHAEL O. R. JACKSON

Danette M. Jackson
DANETTE M. JACKSON

STATE OF IOWA)
)
COUNTY OF Dallas)
)
)
)
)^{SS}

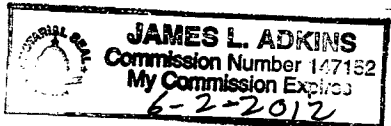
On this 11th day of August, 2010, before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared Michael O. R. Jackson, a single individual, to me known to be the person named in and who executed the foregoing instrument, and acknowledged that he executed the same as his voluntary act and deed.



James L. Adkins
NOTARY PUBLIC IN AND FOR THE STATE
OF IOWA

STATE OF IOWA)
)
COUNTY OF MADISON)
)
)
)
)^{SS}

On this 11th day of August, 2010, before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared Danette M. Jackson, a single individual, to me known to be the person named in and who executed the foregoing instrument, and acknowledged that she executed the same as her voluntary act and deed.



James L. Adkins
NOTARY PUBLIC IN AND FOR THE STATE
OF IOWA