

Document 2009 1919

Book 2009 Page 1919 Type 03 001 Pages 3  
Date 6/16/2009 Time 11:39 AM  
Rec Amt \$17.00 Aud Amt \$5.00  
Rev Transfer Tax \$370.40  
Rev Stamp# 131 DOV# 138

INDX  
ANNO  
SCAN  
CHEK

LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

✓  
WCA

This instrument prepared by: File No. UB092446  
Dean Hoag, Jr. - Attorney at Law, 8535 Executive Woods Drive, Suite 300, Lincoln, NE 68512  
Phone: 430-420-5655  
Return to: Republic Settlement Services

Mail tax statements to: Erick P. McCormick and Kimberly Jellema, 1093 Woodland Avenue, Cumming, IA 50061

\$ 232,000.00

## Warranty Deed

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledge, Frank A. Schoenauer and Anne C. Schoenauer, husband and wife does hereby convey(s) unto

Erick P. McCormick and Kimberly Jellema, husband and wife, as joint tenants with full  
the following described real estate. rights of survivorship, and not as tenants in  
common


See attached Exhibit "A"

### SUBJECT TO ALL COVENANTS, RESTRICTIONS AND EASEMENTS OF RECORD

Grantor does hereby covenants with Grantees, and successors in interest, that said Grantor holds the real estate by title in fee simple; that the Grantor has 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 the Grantor covenants 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 in the singular or plural number, as masculine or feminine gender, according to the context.

Dated: 11 day of June, 2009

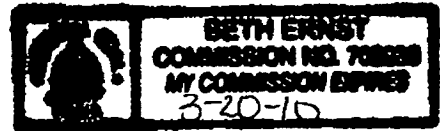
  
Frank A Schoenauer

Anne Schoenauer  
Anne C Schoenauer

STATE OF IOWA )  
                  )  
COUNTY OF POLK)

On this day of 11 day of JUNE, 2009 before me the undersigned, a Notary Public in and for the State, personally appeared Frank A Schoenauer and AnneC Schoenauer, to me known to be the identical person(s) named in and who executed the foregoing instrument and acknowledged that the person executed the same as that person's voluntary act and deed.

[Signature]  
Notary Public in and for said State



#708936

EXHIBIT "A"

A parcel of land in the Southeast Quarter (1/4) of the Southeast Quarter (1/4) of Section Two (2), in Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, more particularly described as follows: Beginning at the Southeast Corner of Section Two (2), in Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, thence South 85°02'00" West along the South Line of Section Two (2), 542.54 feet, thence North 0°00' 426.77 feet, thence North 90°00' East, 540.50 feet to the East Line of Section Two (2), thence South 0°00' 379.80 feet to the Point of Beginning, said parcel containing 5.00 Acres including roadway,

