



Document 2010 2543

Book 2010 Page 2543 Type 03 001 Pages 2
Date 10/15/2010 Time 3:59 PM
Rec Amt \$14.00 Aud Amt \$5.00
Rev Transfer Tax \$53.60
Rev Stamp# 567 DOV# 639

INDX ✓
ANNO
SCAN
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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA



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

\$34,000

Preparer Information: (Name, address and phone number)

John E. Casper, 223 E. Court Avenue, P.O. Box 67, Winterset, IA 50273, Phone: (515) 462-4912

Taxpayer Information: (Name and complete address)

Trudy Dawn Sprunger, 2075 145th Lane, Earlham, IA 50072

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

John E. Casper, 223 E. Court Avenue, P.O. Box 67, Winterset, IA 50273, Phone: (515) 462-4912

Grantors:

Twyla Jean Niska

Grantees:

Trudy Dawn Sprunger, fka Trudy Dawn Bricker

Legal description: See Page 2

Document or instrument number of previously recorded documents: N/A



WARRANTY DEED

For the consideration of \$34,000.00----- Dollar(s) and other valuable consideration,
Twyla Jean Niska, a Single Person,

_____ do hereby Convey to
Trudy Dawn Sprunger, fka Truday Dawn Bricker,

_____ the
following described real estate in _____ Madison _____ County, Iowa:

The Southeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Twenty - six (26), Township
Seventy - seven (77) North, Range Twenty - eight (28) West of the 5th P.M., 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 acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Dated: October 15, 2010

Twyla Jean Niska
Twyla Jean Niska (Grantor)

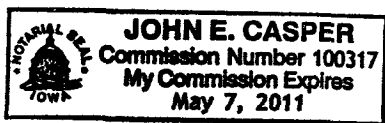
(Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF MADISON

This instrument was acknowledged before me on October 15, 2010, by Twyla Jean Niska



John E. Casper, Notary Public