



Document 2010 2668

Book 2010 Page 2668 Type 03 001 Pages 2

Date 10/27/2010 Time 8:23 AM

Rec Amt \$14.00 Aud Amt \$5.00

Rev Transfer Tax \$98.40

Rev Stamp# 582

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

INDX ✓
ANNO ✓
SCAN
CHEK



WARRANTY DEED

(Joint Tenancy)

THE IOWA STATE BAR ASSOCIATION

Official Form No. 103

Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

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

Taxpayer Information: (Name and complete address)

Michael E. and Dixie L. Erdman
1829 275th Street
Winterset, IA 50273

Return Document To: (Name and complete address)

John E. Casper
P.O. Box 67
Winterset, Iowa 50273

Grantors:

Mary R. Raymond

Grantees:

Michael E. Erdman
Dixie L. Erdman

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED - JOINT TENANCY

For the consideration of Sixty Two Thousand and 00/100ths-----(\$62,000.00)
Dollar(s) and other valuable consideration,
MARY R. HAYMOND, a Single Person,

do hereby Convey to
MICHAEL E. ERDMAN and DIXIE L. ERDMAN, Husband and Wife,

as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described
real estate in MADISON County, Iowa:

The East Half of the Northwest Fractional Quarter (NWFr¹/₄) of Section Thirty-one (31) in Township
Seventy-five (75) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa.

This deed is in fulfillment of the Real Estate Contract dated July 31, 2009 and filed for record with the
Madison County Recorder's Office on August 5, 2009 in Book 2009 at Page 2489.

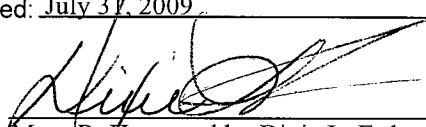
Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real
estate by title in fee simple; that they have good and lawful authority to sell and convey the real estate;
that the real estate is free and clear of all liens and encumbrances except as may be above stated; 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.

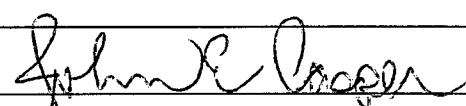
STATE OF IOWA
COUNTY OF MADISON

Dated: July 31, 2009

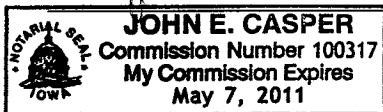
This instrument was acknowledged before me on
July 31, 2009
by Dixie L. Erdman as Power of Attorney of
Mary R. Haymond



Mary R. Haymond by Dixie L. Erdman, (Grantor)
attorney-in-fact under power of attorney,
dated February 28, 2003



Notary Public



(Grantor)

(Grantor)

(Grantor)

(This form of acknowledgment for individual grantor(s) only)