



Document 2011 762

Book 2011 Page 762 Type 03 001 Pages 2

Date 3/23/2011 Time 10:38 AM

Rec Amt \$14.00 Aud Amt \$5.00

Rev Transfer Tax \$40.80

Rev Stamp# 77

INDX ✓

ANNO ✓

SCAN

CHEK

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA



WARRANTY DEED

(Joint Tenancy)

THE IOWA STATE BAR ASSOCIATION
Official Form #103

Recorder's Cover Sheet

\$26,000

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)

Larry A. Wisecup and Diane K. Wisecup, 3151 Timber Ridge Lane, Truro, IA 50257

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:

Richard A. Yaw, aka Richard Ardean Yaw

Grantees:

Larry A. Wisecup
Diane K. Wisecup

Legal description: See Page 2

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



WARRANTY DEED - JOINT TENANCY

For the consideration of \$26,000.00 Dollar(s) and other valuable consideration,
Richard A. Yaw, aka Richard Ardean Yaw, a single person

do hereby Convey to
Larry A. Wisecup and Diane K. Wisecup, 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:

Commencing at the Southeast Corner of the Southwest Quarter (1/4) Southeast Quarter (1/4) of Section Twenty (20), Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., thence North 0°00' 1117.30 feet along the east line of said Southwest Quarter (1/4) Southeast Quarter (1/4) Southeast Quarter (1/4), thence S. 89°23' W. 355.00 feet thence S. 0°58'W. 1,136 feet thence N. 86°35' E. 374.85 feet along the sectionline to the point of beginning.

This Deed is in fulfillment of the Real Estate Contract dated January 20, 2011 and filed for record with the Madison County Recorder's Office on January 21, 2011 in Book 2011 at Page 235.

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: January 27, 2011

Richard A. Yaw
Richard A. Yaw, Richard Ardean Yaw (Grantor)

(Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF MADISON

This instrument was acknowledged before me on January 27, 2011, by Richard A. Yaw, aka Richard Ardean Yaw

Mark L. Smith

, Notary Public

