



Document 2011 817

Book 2011 Page 817 Type 03 001 Pages 2
Date 3/30/2011 Time 3:25 PM
Rec Amt \$14.00 Aud Amt \$5.00
Rev Transfer Tax \$58.40
Rev Stamp# 84 DOV# 91

INDX ✓
ANNO
SCAN
CHEK

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

W
PREPARED BY/RETURN TO: BOB SIDDENS, 650 42ND ST., DES MOINES, IA 50312 515-274-6210
ADDRESS TAX STATEMENT: BRENDA L. SMITH: 1933 Elmwood Ave, Earlham, IA 50072
\$ 36,900.00

SPECIAL WARRANTY DEED - JOINT TENANCY

KNOW ALL MEN BY THESE PRESENTS: That **HOUSEHOLD FINANCE INDUSTRIAL LOAN COMPANY OF IOWA**, in consideration of the sum of One Dollar (\$1.00) and other valuable consideration in hand paid do hereby Convey unto **BRENDA L. SMITH and DWAYNE J. SMITH**, husband and wife as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate, situated in **MADISON** County, Iowa, to wit:

See attached legal
subject to easements and covenants of record
l/k/a 1933 Elmwood Ave, Earlham, IA 50072

Warranties shall run from the date grantor became titleholder of record.

And the grantors do Hereby Covenant with the said grantees, 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 above stated.

This conveyance is an acknowledgment that all prior mortgages held in the name of the Seller herein merged in the Seller upon transfer of title to same and accordingly stand released.

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 context.

Signed this *21* day *March*, 2011.

HOUSEHOLD FINANCE INDUSTRIAL LOAN COMPANY OF IOWA,

STATE OF CALIFORNIA)
) ss by *Anna I. Ortega* Name Maria I. Ortega Asst. VP
COUNTY OF LOS ANGELES) Asst. Vice President Title

On this *21* day of *March*, 2011, before me, *Blanche I Stewart*, a Notary Public in and for said State, personally appeared *Anna I Ortega*
Name Title

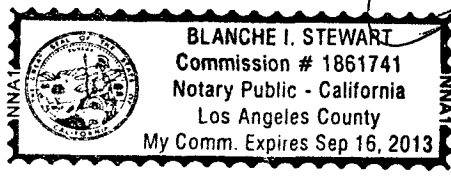
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

(McKinley)

Blanche I Stewart
Name Notary



Gwl

EXHIBIT A LEGAL DESCRIPTION

Parcel "B" located in the Southeast Quarter of the Northeast Quarter (SE 1/4 NE 1/4) of Section Twenty-two (22), Township Seventy-six (76) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, containing 3.448 acres, as shown in Plat of Survey filed in Book 3, Page 195 on March 19, 1998, in the Office of the Recorder of Madison County, Iowa.

