



Document 2012 1285

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Rec Amt \$7.00 Aud Amt \$5.00  
Rev Transfer Tax \$95.20  
Rev Stamp# 127

INDX ✓  
ANNO ✓  
SCAN  
CHEK

LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

✓ Prepared by/Return to: Larry E. Ivers, Attorney, P.O. Box C, Eagle Grove, IA 50533 (515-448-3919)  
Property Tax Statement mailed to: Steven Parker, 1838 260th St., Winterset, IA 50273  
~~# Return to~~

## WARRANTY DEED - JOINT TENANCY

For the amount of sixty thousand dollars (\$60,000.00) and other valuable consideration RICHARD D. GIBSON and OPAL GIBSON, husband and wife, (Grantors) convey to STEVEN RUSSELL PARKER and ALICE MARIE PARKER, husband and wife, as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, (Grantees) the following-described real property located in Madison County, Iowa:

The East 30 acres (East 990 feet) of the Northeast Quarter of the Northwest Quarter (NE 1/4 NW 1/4) of Section 28, in Township 75 North, Range 28 West of the 5th P.M., Madison County, Iowa.

This deed is given in fulfillment of a real estate contract between the grantors and the grantees, dated December 15, 2003, and recorded on December 16, 2003, in the office of the Madison County Recorder in book 2003, page 7352.


The above described real estate is free from encumbrances except as to any liens or encumbrances created or suffered to be created by the acts or defaults of the grantees and their assignees, if any.

This deed is exempt from filing a declaration of value statement. Section 428A.2(1), Code of Iowa.

The Grantors covenant with the Grantees, and successors in interest, that the Grantors hold the real property by title in fee simple; that they have good and lawful authority to sell and convey the real property; that the real property is free and clear of all liens and encumbrances except as may be above stated; and the Grantors covenant to warrant and defend the real property against the lawful claims of all persons except as may be above stated. Each of the undersigned relinquishes all rights of dower, homestead, and distributive share in and to the real estate.

Words and phrases, including the acknowledgment, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

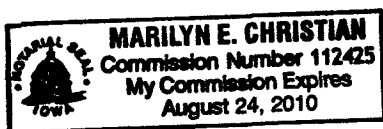
DATED: December 27, 2007.

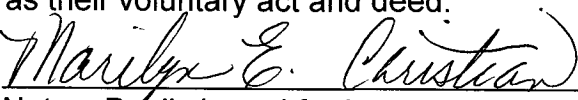
  
Richard D. Gibson, Grantor

  
Opal Gibson, Grantor

STATE OF IOWA, WRIGHT COUNTY, ss:

On this 27th day of December 2007, before me, the undersigned, a Notary Public, personally appeared Richard D. Gibson and Opal Gibson, husband and wife, to me known to be the identical persons named in and who executed this instrument, and acknowledged that they executed the same as their voluntary act and deed.



  
Notary Public in and for Iowa