

C3796

PARCEL: 85-00-05-00-0100
Lot 1 - N 34' Lot 2 Block 2
Academy Addn - Earlham

C3796

COUNTY REGISTRAR
Vital Statistics

STATE OF IOWA,

County of CASS

CERTIFICATION OF DEATH

NAME OF DECEASED JOHN PETERSON BIRK Sex Male
Date of Death April 24, 1989 Place of Death Cass County Memorial Hospital
Date of Birth or Age of Deceased September 14, 1910 Date Filed April 28, 1989
Cause of Death Acute myocardial infarction

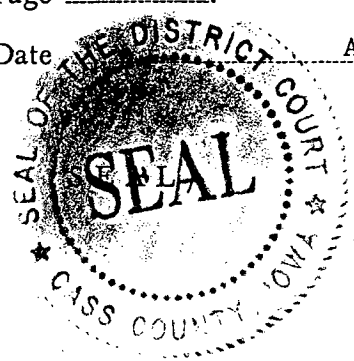
I HEREBY CERTIFY that the above information was taken from the Record of Death on file in this office in accordance with the law of Iowa requiring filing of vital records. Recorded in Book 7

Page 224

Date April 28, 19 89

Cathryn McMullen
County Registrar and Clerk of District Court
Cathryn McMullen

By *Jane Lamp*
Jane Lamp Deputy Clerk



Assessor

85-00-02-0100 C3796
WARRANTY DEED

Know All Men by These Presents: That GENEVA A. BIRK, a single person;
JACQUELYN KAY KEMPF and NEIL KEMPF, wife and husband; and SHERRY S. PIERSON and
JAMES PIERSON, wife and husband

in consideration of the sum of ---Forty-three Thousand Dollars and no/100ths ---

in hand paid do hereby Convey unto MICHAEL D. TEIGLAND and KATHY TEIGLAND, husband
and wife,

IOWA STATE BAR ASSOCIATION
 Official Form No. 103

1370700

DDP - 4-24-89
 FOR THE LEGAL EFFECT OF THE USE
 OF THIS FORM, CONSULT YOUR LAWYER

REAL ESTATE TRANSFER	
TAX PAID <u>16</u>	
STAMP #	
\$ <u>51.70</u>	
<i>Mary E. Welty</i>	
RECORDER	
6-8-90	<i>Madison</i>
DATE	COUNTY

FILED NO. **2556**
 BOOK 55 PAGE 795
 90 JUN -8 AM 11:16
 MARY E. WELTY
 RECORDER
 MADISON COUNTY, IOWA
 Fee \$5.00
 Transfer \$5.00

SPACE ABOVE THIS LINE
 FOR RECORDER

WARRANTY DEED — JOINT TENANCY

For the consideration of ---Forty-seven Thousand Three Hundred
 Dollar(s) and other valuable consideration, MICHAEL D. TEIGLAND and KATHY TEIGLAND, husband
and wife,

do hereby Convey to JAMES D. COX and DENISE K. COX, 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:

Lot One (1) and the North Thirty-four (34) feet of Lot Two (2)
 in Block Two (2), Academy Addition to the City of Earlham,
 Madison County, Iowa.

Cox, James D. & Denise K.
 BIRK, JOHN P. ^{1/2}
~~GENEVA A. BIRK~~ 181
 EARL. ACADEMY
 LOT 1 & N 34' 2 2

PERMISSION ED INTEREST	DATE	BY	AMOUNT	STATE	REMARKS
Teigland	7/27/53	600	43,000	WD	✓
Birk et al	8/1/55	204		WD	
Teigland	8/1/55	793		WD	
Cox	6/1/55	795	47,300	WD	

PROPERTY ADDRESS	PARCEL NO.	MAP NO.	CARD NO.
	85-00	05-02	0100

MAIL TO	ASSESSMENT SUMMARY				
REMARKS	YR	ITEM	ACTUAL VAL.	YR	ADJUSTED
<i>82 700</i> Called Dean Nelson He is calling Geneva for copy of death cert to take John home off. I went ahead & transferred to Cox. Advise Aud when it comes into change then John Birk off?	11	LAND	4,800	11	4,800
	12	IMPR	3,900	12	3,900
	13	LAND	4,800	13	4,800
	14	IMPR	3,900	14	3,900
	15	TOTAL	4,075.00	15	4,075.00
	16	LAND		16	

Becky
 Pls hold
 for death
 cert to
 remove John P.

June 19, 1990
JAW-

C 3796

2

Auditor

REAL ESTATE TRANSFER
TAX PAID <u>16</u>
STAMP #
\$ <u>51.70</u>
<i>Mary E. Welty</i>
RECORDER
<u>6-8-90</u> <u>Madison</u>
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Madison County, Iowa:

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in Block Two (2), Academy Addition to the City of Earlham,
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.

STATE OF IOWA, ss:
_____ COUNTY,

Dated: June 6, 1990

On this 6th day of June
19 90, before me the undersigned, a Notary Public in and for said State, personally appeared Michael D. Teigland and Kathy Teigland

Michael D. Teigland
(Michael D. Teigland) (Grantor)

Kathy Teigland
(Kathy Teigland) (Grantor)

to me known to be the identical persons named in and who executed the foregoing instrument and acknowledged that they executed the same as their voluntary act and deed.

Robert J. Cross
Notary Public

(Grantor)

(Grantor)

21
Cert of Death
to Fernore C379b

John P. Brink

File w/ cot's

6-8-90

* Recorded 6-8-90

2555 BK 55-793

+ # 2556 BK 55-795