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LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA



## WARRANTY DEED - JOINT TENANCY

THE IOWA STATE BAR ASSOCIATION

Official Form No. 103

Recorder's Cover Sheet

**Preparer Information:** (Name, address and phone number)

Bryan R. Jennings, Jennings Law Office, P.O. Box 158, Adel, IA 50003, Phone: (559)  
993-4542

**Taxpayer Information:** (Name and complete address)

Stanley & Marjorie Pearson, 2932 105th Street, Van Meter, Iowa 50261

**Return Document To:** (Name and complete address)

Bryan R. Jennings, Jennings Law Office, P.O. Box 158, Adel, IA 50003

**Grantors:**

Anthony J. Forret  
Marla A. Forret

**Grantees:**

Stanley D. Pearson  
Marjorie J. Pearson

**Legal description:** See Page 2

**Document or instrument number of previously recorded documents:**



WARRANTY DEED
JOINT TENANCY

For the consideration of One Dollar(s) and other valuable consideration, Anthony J. Forret and Marla A. Forret, husband and wife

do hereby Convey to Stanley D. Pearson and Marjorie J. Pearson, 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: All that part of the North Half of the Southwest Quarter of Section 5, Township 77 North, Range 26 West of the 5th P.M., Madison County, Iowa, lying South of the East and West public highway as the same presently extends through said real estate, EXCEPT the West 300 feet thereof, AND EXCEPT Parcel "E" located therein, as shown in Plat of Survey recorded in Book 2005, page 4431, on September 14, 2005 in the Office of the Recorder of Madison County, Iowa

This Deed is exempt pursuant to sec. 428A-2(2), Code of 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.

Dated on June 27, 2016

Anthony J. Forret
Anthony J. Forret(Grantor)

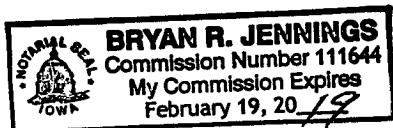
Marla A. Forret
Marla A. Forret (Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF DALLAS

This record was acknowledged before me on 6/27/16, by Anthony J. Forret and Marla A. Forret, husband and wife



Signature of Notary Public