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Rec Amt \$7.00 Aud Amt \$5.00

Rev Transfer Tax \$36.00

Rev Stamp# 50

INDX

ANNO

SCAN

LISA SMITH, COUNTY RECORDER

CHEK

MADISON COUNTY IOWA

Preparer Information Gordon K. Darling, Jr., 53 Jefferson Street, Winterset, IA 50273-0088, (515) 462-2442

Individual's Name

Street Address

City

Phone

Address Tax Statement : Carl K. & Peggy A. Kirkland  
1899 330th Street, Lorimor, IA 50149

SPACE ABOVE THIS LINE  
FOR RECORDER



### WARRANTY DEED - JOINT TENANCY

For the consideration of Twenty-two Thousand Seven Hundred Fifty and No/100 (22,750.00)  
Dollar(s) and other valuable consideration,  
Ralph G. Kirkland and Leona J. Kirkland, Husband and Wife

do hereby Convey to

Carl K. Kirkland and Peggy A. Kirkland.

as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in Madison County, Iowa:

The Southeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Sixteen (16), in Township Seventy-four (74) North, Range Twenty-nine (29) West of 5th P.M., Madison County, Iowa, excepting therefrom a tract of land described as follows: Commencing at the Northeast corner of said forty-acre tract, running thence South 466.7 feet, thence West 466.7 feet, thence North 466.7 feet, thence East 466.7 feet to the place of beginning, AND

A part of the North Half of the Northeast Quarter of Section 16 in Township 74 North, Range 29, West of the 5th P.M., described as follows: Commencing at a point 482 feet West of the Southeast corner of the Northeast Quarter of the Northeast Quarter of said Section 16, and running thence North 100 feet, thence West to a point 66 feet West of the West line of said Northeast Quarter of the Northeast Quarter, thence South 100 feet to a point 66 feet West of the Southwest corner of said Northeast Quarter of the Northeast Quarter, thence East along the South line of the North Half of the Northeast Quarter of said Section 16 to the place of beginning, all West of the Fifth P.M., Madison County, Iowa.

This Deed is given in full and complete satisfaction of a Real Estate Contract dated and recorded December 30, 2003, at Book 2003, Page 7535, Madison County, Iowa Recorder's Office.

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

Dated: December 13<sup>th</sup>, 2003

MADISON COUNTY,

ss:

On this 13<sup>th</sup> day of December,  
2003, before me, the undersigned, a Notary Public in and for said State, personally appeared  
Ralph G. Kirkland and Leona J. Kirkland

Ralph G. Kirkland  
Ralph G. Kirkland (Grantor)

Leona J. Kirkland  
Leona J. Kirkland (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.

Sheila L. Kirkland  
Sheila L. Kirkland

Notary Public

(This form of acknowledgment for individuals only)



\_\_\_\_\_  
(Grantor)  
\_\_\_\_\_  
(Grantor)