



Document 2012 1385

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Rev Transfer Tax \$43.20
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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA



WARRANTY DEED

(Joint Tenancy)

THE IOWA STATE BAR ASSOCIATION
Official Form #103

Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

John E. Casper, 223 E. Court Avenue, P.O. Box 67, Winterset, IA 50273, Phone: (515)
462-4912

Taxpayer Information: (Name and complete address)

Robert L. and Carolyn J. Pearson, 117 E. High Street, Winterset, IA 50273

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

John E. Casper, 223 E. Court Avenue, P.O. Box 67, Winterset, IA 50273

Grantors:

Violet S. Ross

Grantees:

Robert L. Pearson
Carolyn J. Pearson

Legal description: See Page 2

Document or instrument number of previously recorded documents: N/A



WARRANTY DEED - JOINT TENANCY

For the consideration of \$27,500.00 Dollar(s) and other valuable consideration,
Violet S. Ross, a Single Person,

Robert L. Pearson and Carolyn J. Pearson do hereby Convey to

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

Lot Seven (7) in Block Three (3) of T. D. Jones' Addition to the Town of Winterset, Madison County,
Iowa.

This Deed is in fulfillment of the Real Estate Contract dated May, 1998 and filed for record with the
Madison County Recorder's Office on June 24, 1998 in Book 62 at Page 545.

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: May 10, 2012

Mrs Violet S Ross
Violet S. Ross (Grantor)

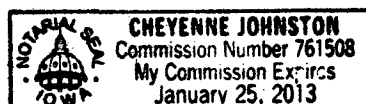
(Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF MADISON

This instrument was acknowledged before me on May 10, 2012, by Violet S. Ross



Cheyenne Johnston
_____, Notary Public