

Town Lot Deed Record. No. ~~31~~ 32

Marjorie La Vaun Benge Petersen & Husband #849 Filed for record the 23 day of February A.D. 1948 at 10:50 o'clock A.M.
 TO Perry Fay Benge Fee \$.50 VC
 Wilma M. Wade, Recorder
WARRANTY DEED

KNOW ALL MEN by THESE PRESENTS: That Marjorie Layaun Benge Petersen and Lawrence Petersen, her husband of Polk County and State of Iowa in consideration of the sum of One Dollar and other valuable consideration DOLLARS in hand paid by Perry Fay Benge of Madison County and State of Iowa do hereby SELL AND CONVEY unto the said Perry Fay Benge the following described premises, situated in the County of Madison and State of Iowa, to-wit:

The South one-half (S $\frac{1}{2}$) of Lots 5 & 6, Block Three (3) of Pitzer & Knight's Addition to the City of Winterset, Madison County, Iowa,

And we hereby covenant with the said Perry Fay Benge merchantable title; that we have good right and lawful authority to sell and convey the same; that they are free and clear from all liens and incumbrances whatsoever, except as above stated.

And we covenant to WARRANT AND DEFEND the said premises against the lawful claims of all persons whomsoever, except as above stated.

And the said Lawrence Petersen hereby relinquishes his rights of dower and homestead in and to the above described premises.

Signed the 14th day of February A.D. 1948

Marjorie La Vaun Benge Petersen
 Lawrence Petersen

STATE OF IOWA , Polk County, ss.

On this 14th day of February, A.D. 1948, before me, Clarence M. Cornwell a Notary Public in and for Polk County, Iowa, personally appeared Marjorie Layaun Benge Petersen and Lawrence Petersen, her husband to me known to be the persons named in and who executed the foregoing instrument and acknowledged that they executed the same as their voluntary act and deed.

My commission expires July 4, 1948

Clarence M. Cornwell Notary Public
 in and for Polk County, Iowa

NOTARIAL
 SEAL