

Entered upon Transfer Book and
for taxation the 23rd day of
October, 2003
by CR/KS Auditor
Paid Auditor Transfer Fees: \$ 5.00
ROBERTA DASHNER Recorder
MILLS COUNTY, IOWA

03493 RECORDED 12:30 PM
BK 311 PG 720
JUL 16 2003
Checked
\$16.00 pd
Roberta Dashner
Mills County Recorder

Preparer Information: Matthew G. Woods, 10 No. Walnut, Glenwood, (712) 527-4877
Individual's Name: _____ Street Address: _____ City: _____ Phone: _____
Address Tax Statement: Craig and Mary Smith 37671 Kane Avenue, Hastings, IA 51540
SPACE ABOVE THIS LINE FOR RECORDER



WARRANTY DEED - JOINT TENANCY

For the consideration of One Dollar(s) and other valuable consideration,
William John Pavkov and Ann Maureen Pavkov, a husband and wife,

do hereby Convey to
Craig A. Smith and Mary J. Smith, as husband and wife

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

A parcel of land located in part of Lot 5 of the NW 1/4 NE 1/4 of Section 29, Township 72 North, Range 40 West of the 5th Principal Meridian, Mills County, Iowa, more fully described as follows: Commencing at the Northwest corner of the NE 1/4 of Section 29; Thence S89°58'39"E along a portion of the North line of the NE 1/4 a distance of 940.50 feet; thence S00°09'00"E a distance of 219.78 feet to the Southwest corner of Lot 2 and the Point of Beginning; Thence S00°09'00"E a distance of 110.22 feet to the Southeast Corner of Lot 3; Thence S89°58'39"E a distance of 162.46 feet; thence N11°10'10"W a distance of 315.96 feet; thence N89°58'39"W a distance of 3.06 feet to the Northeast corner of said Lot 2; thence S00°09'00"E a distance of 199.78 feet to the Southeast Corner of said lot 2; thence N89°58'39"W a distance of 99.00 feet to the Point of Beginning. Said parcel contains 0.49 acres, more or less and is subject to all easements of record. Note: The North line of the NE 1/4 of Section 29 is assumed to bear S89°58'39"E for this description.

MO 307/182 Exemption No. 10 applies.

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:
MILLS COUNTY,

Dated: 07-13-03

On this 13th day of July, 2003, before me, the undersigned, a Notary Public in and for said State, personally appeared William John Pavkov and Ann Maureen Pavkov, as husband and wife

William John Pavkov (Grantor)

Ann Maureen Pavkov (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.

Susan E. Lincoln

(Grantor)

(Grantor)

(This form is to be used only by Notary Publics) SUSAN E. LINCOLN
Commission Number 42250
MY COMMISSION EXPIRES _____