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CHARLINE L THUMM, RECORDER
CEDAR COUNTY IOWA

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Official Form No. 101 - May 2006

RUSSELL A. DIRCKS

FOR THE LEGAL EFFECT OF THE USE OF
THIS FORM, CONSULT YOUR LAWYER

Return To: RUSSELL A. DIRCKS, 202 6TH AVE., P.O. BOX 387, CLARENCE, IA 52216, (563) 452-3222

Preparer: RUSSELL A. DIRCKS, 202 6TH AVE., P.O. BOX 387, CLARENCE, IA 52216, (563) 452-3222

Taxpayer: Michael L. Blake 502 10th Ave., Clarence, IA 52216



WARRANTY DEED

For the consideration of ONE Dollar(s) and other valuable consideration,
Robert F. Miller and Kathryn R. Miller, husband and wife

do hereby

Convey to Michael L. Blake, a single person

the

following described real estate in Cedar County, Iowa:
See 1 in Addendum

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: February 8, 2008

Robert F. Miller
Robert F. Miller (Grantor)

Kathryn R. Miller
Kathryn R. Miller (Grantor)

STATE OF IOWA, COUNTY OF CEDAR

This instrument was acknowledged before me on February 8, 2008, by Robert F. Miller and Kathryn R. Miller, husband and wife

 **KIMBERLY L. EAKER**
Commission Number 740243
My Commission Expires
4-18-09

Kimberly L. Eaker
Kimberly L. Eaker, Notary Public

(This form of acknowledgment for individual grantor(s) only)

Addendum

1. "Lot 5 and the South 19 feet of Lot 4, Block 16, Town (now City) of Clarence, Cedar County, Iowa."
This deed is given and accepted in complete fulfillment of the contract for sale of the above described property dated October 31, 2007 and filed for record November 6, 2007 as
** Document No. 2007-4370 in the Office of the Cedar County Recorder. Notwithstanding any express or implied warranty contained herein, grantor herein makes no express or implied warranties as to the title subsequent to the date of the above contract.

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