



Document 2019 3667

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Date 11/18/2019 Time 11:14:23AM

Rec Amt \$12.00 Aud Amt \$5.00 INDX

Rev Transfer Tax \$708.80 ANNO

Rev Stamp# 443 DOV# 459 SCAN

LISA SMITH, COUNTY RECORDER CHEK

MADISON COUNTY IOWA

WARRANTY DEED

\$443,500

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PREPARED BY AND RETURN TO: P.A. HENRICHSEN – HENRICHSEN LAW OFFICE 10430 NEW YORK AVE SUITE B URBANDALE IA 50322 pa@henrichsenlawoffice.com 515.727.5330

Send Tax Statements to: Jon Gelner and Jamie Gelner, 3080 235th St., St. Charles, IA 50240

Grantor/Affiant: Robbie L. Fugate and Jennifer M. Fugate

Grantee: Jon Gelner and Jamie Gelner

For the Consideration of ONE Dollar(s) and other valuable consideration Robbie L. Fugate and Jennifer M. Fugate, a married couple, do hereby convey to Jon Gelner and Jamie Gelner, a married couple, as joint tenants with full right of survivorship and not as tenants in common, the following described Real Estate in Madison County, Iowa:

Parcel "D" located in the North Half (1/2) of the Southeast Quarter (1/4) of Section Nine (9), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, containing 28.940 Acres, as shown in Amended Plat of Survey filed in Book 2009, Page 2889 on September 17, 2009 in the office of the Recorder of Madison County, Iowa.

(Locally known as 3080 235th St., Saint Charles, IA 50240)



Subject to all Covenants, Restrictions and Easements of Record.

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; masculine or feminine gender; according to the context.

[signatures and notary appear on the following page]

Dated: November 14, 2019.

Robbie L. Fugate
Robbie L. Fugate (Grantor)

Jennifer M. Fugate
Jennifer M. Fugate (Grantor)

STATE OF IOWA, COUNTY OF Winn SS:

This record was acknowledged before me on 11-14-19, by Robbie L. Fugate and Jennifer M. Fugate, a married couple.



Sarah E. Alex
Notary Public in and for the State of Iowa