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Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$901.60

Rev Stamp# 101 DOV# 101

INDX ✓

ANNO

SCAN

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

CHEK



### WARRANTY DEED

Return to: Paul Hollingsworth, 2570 Millstream Ave., Winterset, IA 50273

Taxpayer: Paul Hollingsworth, 2570 Millstream Ave., Winterset, IA 50273

Preparer: Jerrold B. Oliver, 101 1/2 W. Jefferson, P.O. Box 230, Winterset, IA 50273

For the consideration of ---\$564,000.00--- Dollar(s) and other valuable consideration, Susan Shearer, Single

do hereby Convey to Paul J. Hollingsworth and Catherine K. Hollingsworth, as Joint Tenants with Full Rights of Survivorship and Not as Tenants in Common the following described real estate in Madison County, Iowa: See description attached

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 on 12 Mar 2020

Susan K. Shearer  
Susan Shearer (Grantor)

N/A  
(Grantor)

STATE OF NEBRASKA, COUNTY OF Otoe

This record was acknowledged before me on March 12, 2020, by Susan Shearer

State of Nebraska - General Notary  
JENNIFER A. GEE  
My Commission Expires  
August 3, 2021

Jennifer A. Gee  
Signature of Notary Public

The South Half ( $\frac{1}{2}$ ) of the Northwest Quarter ( $\frac{1}{4}$ ), AND the Northeast Quarter ( $\frac{1}{4}$ ) of the Southwest Quarter ( $\frac{1}{4}$ ) of Section Two (2), Township Seventy-four (74) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa (including a tract of land located therein, containing 33.33 acres, as shown in Plat of Survey filed in Farm Plat Book 2, Page 26 on March 13, 1986, in the Office of the Recorder of Madison County, Iowa); AND the West Three-fourths ( $\frac{3}{4}$ ) of the Southwest Quarter ( $\frac{1}{4}$ ) of the Northeast Quarter ( $\frac{1}{4}$ ); AND the West Three-fourths ( $\frac{3}{4}$ ) of the Northwest Quarter ( $\frac{1}{4}$ ) of the Southeast Quarter ( $\frac{1}{4}$ ); AND the South Two (2) acres of the North Fractional Half of the Northwest Quarter ( $\frac{1}{4}$ ); AND the South One (1) acre of the West Three-fourths of the Northwest Fractional Quarter ( $\frac{1}{4}$ ) of the Northeast Quarter ( $\frac{1}{4}$ ), ALL in said Section Two (2).