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DOV# 137

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

SPECIAL WARRANTY DEED
THE IOWA STATE BAR ASSOCIATION
Official Form No. 105
Recorder's Cover Sheet

\$44,900

Preparer Information:

Charles P. Augustine, BL000015141, Klatt Law Firm, P.C., 531 Commercial St., Ste. 250, Waterloo, IA 50701, Phone: (319) 232-3304

Taxpayer Information:

Sarah Akin, Sidney Akin and Stanley Akin, 455 E. 1st St., Earlham, IA 50072

✓ **Return Document To:**

Sarah Akin, Sidney Akin and Stanley Akin, 455 E. 1st St., Earlham, IA 50072

Grantors:

Federal National Mortgage Association aka Fannie Mae

Grantee:

Sarah Akin, Sidney Akin and Stanley Akin

Legal Description: See Page 2

TSC#200948

SPECIAL WARRANTY DEED

For the consideration of One and no/100----- Dollar(s) and other valuable consideration Federal National Mortgage Association a/k/a Fannie Mae, does hereby Convey to Sarah Akin and Sidney Akin, a married couple, and Stanley Akin, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Madison County, Iowa:

The South half of the East half of Lot 4, and the East half of Lot 5, in Block 1 of B.F. Allen's Addition to the Town of Earlham, Madison County, Iowa, situated in Madison County and the State of Iowa.


Subject to easements, restrictions, covenants, ordinances and limited access provisions of record.

Grantor is a corporate instrumentality of the United States and is exempt from real estate transfer tax under federal law and under section 428A.2(6) of the Code of Iowa.

Grantor does Hereby Covenant with Grantees and successors in interest to Warrant and Defend the real estate against the lawful claims of all persons claiming by, through or under it, except as may be above stated, and none other.

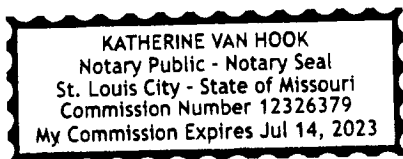
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.


Dated: 4-1-2020

By: 
Tina Costello as Delegated Rep
of Continental Real Estate Services Inc., as
attorney in fact for Federal National Mortgage
Association a/k/a Fannie Mae

STATE OF Missouri, COUNTY OF St. Louis, ss:

This instrument was acknowledged before me on this 1st day of April, 2020,
Continental Real Estate Services Inc., as attorney in fact for Federal National Mortgage Association a/k/a
Fannie Mae.




Katherine Van Hook Notary Public