



Document 2020 1860

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Date 5/29/2020 Time 10:02:17AM

Rec Amt \$7.00 Aud Amt \$5.00

Rev Transfer Tax \$20.00

Rev Stamp# 184 DOV# 182

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

INDX

ANNO

SCAN

CHEK

\$13,000

WARRANTY DEED - JOINT TENANCY



Return to: Mark L. Smith, P.O. Box 230, Winterset, IA 50273, (515)462-3731

Taxpayer: Nicholas Schaffer and Kendall Schaffer, 860 S. 68th St., #2305, West Des Moines, IA 50266

Preparer: Mark L. Smith, P.O. Box 230, Winterset, IA 50273, (515)462-3731

For the consideration of ---\$13,000.00--- Dollar(s) and other valuable consideration, David Downs and Patricia Downs, Husband and Wife,

Nicholas Schaffer and Kendall Schaffer do hereby Convey to

Nicholas Schaffer and Kendall Schaffer 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 Ten (10) Acres of the Northwest Quarter (NW1/4) of the Southwest Quarter (SW1/4) of Section Twelve (12), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa.

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.

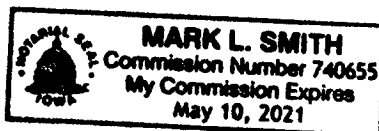
Dated on 5/28/2020

David Downs
David Downs (Grantor)

Patricia J. Downs
Patricia Downs (Grantor)

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on 5/28/2020, by David Downs and Patricia Downs



Mark L. Smith
Signature of Notary Public