



Document 2020 2202

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Date 6/23/2020 Time 1:00:58PM

Rec Amt \$12.00 Aud Amt \$10.00

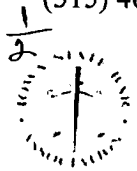
Rev Transfer Tax \$898.40

Rev Stamp# 227 DOV# 225

LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

INDX  
ANNO  
SCAN  
CHEK

**Return To:** Mark L. Smith, 101 1/2 W. Jefferson, PO Box 230, Winterset, Iowa 50273  
**Taxpayer:** David Halfpap and Nancy Halfpap, 1813 Maple Court, Winterset, IA 50273  
**Preparer:** Mark L. Smith, 101 1/2 W. Jefferson, PO Box 230, Winterset, Iowa 50273, Phone:  
(515) 462-3731



**WARRANTY DEED - JOINT TENANCY**

*WF 80336*

For the consideration of ---\$562,000.00--- Dollar(s) and other valuable consideration, Aric Henderson and Kathy Henderson, a/k/a Kathleen Henderson, husband and wife do hereby Convey to David Halfpap and Nancy Halfpap as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in Madison County, Iowa:

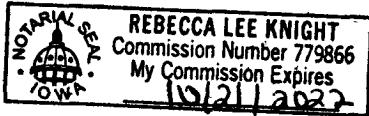
Lot Two (2) of Covered Bridge Estates, located in the Northeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Thirteen (13); AND Lot Three (3) of Covered Bridge Estates, located in the East Half (1/2) of the Southeast Quarter (1/4) of Section Twelve (12), and in the Northeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Thirteen (13), All in Township Seventy-six (76) North, Range Twenty-eight (28) 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: 6/19/2020



[Signature]  
Aric Henderson, Grantor

[Signature]  
Kathy Henderson, a/k/a Kathleen  
Henderson, Grantor

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on 6/19/2020, by Aric Henderson and Kathy Henderson, a/k/a Kathleen Henderson.

[Signature]  
Signature of Notary Public