



Document 2020 2420

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Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$452.00

Rev Stamp# 256 DOV# 251

INDX

ANNO

SCAN

LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

CHEK

\$282,550

Preparer: Joseph W. Coppola III, 4201 Westown Pkwy - Ste 250, W. Des Moines, IA 50266 (515) 283-1801 (6581ESP)

EJ

Return To: Michael L. Tomlinson, Jr., 510 10<sup>th</sup> Avenue N, Winterset, Iowa 50035

Taxpayer Information: Michael L. Tomlinson, Jr., 510 10<sup>th</sup> Avenue N, Winterset, Iowa 50035

LSB 79147

1/3

### WARRANTY DEED

For the consideration of One (\$1.00) Dollar and other valuable consideration, **Justin Bane and Tamara Bane, a married couple**, do hereby Convey to **Michael L. Tomlinson Jr. and Brandi J. Tomlinson, a married couple**, as joint tenants with full rights of survivorship and not as tenants in common, in the following described real estate:

**Lot Twelve (12) of Corkrean & Watts Addition Plat No. 5, an Addition to the City of Winterset, Madison County, Iowa;**



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, and as masculine or feminine gender, according to the context.

Dated: 6-25-2020

*Justin Bane*  
Justin Bane

*Tamara Bane*  
Tamara Bane

STATE OF IOWA )  
 ) ss:  
COUNTY OF MADISON )

This record was acknowledged before me on JUNE 25, 2020, by Justin Bane and Tamara Bane, a married couple.

*Kelley Brown*  
Notary Public in and for said State

