



Document 2020 2868

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Date 8/07/2020 Time 11:34:40AM

Rec Amt \$7.00 Aud Amt \$5.00

Rev Transfer Tax \$410.40

Rev Stamp# 318 DOV# 315

INDX

ANNO

SCAN

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

CHEK

\$257,000



WARRANTY DEED

LHF 81243

Return to: John E. Butler and Nancy D. Butler, 306 W. Carpenter Street, Saint Charles, IA 50240

Taxpayer: John E. Butler and Nancy D. Butler, 306 W. Carpenter Street, Saint Charles, IA 50240

Preparer: Trevaniel Temple, 207 E. Broadway, Keota, IA 52248

p204790

For the consideration of One Dollar(s) and other valuable consideration, Caleb L. Cochran and Christen N. Cochran, a married couple

do hereby Convey to John E. Butler and Nancy D. Butler, a married couple, as joint tenants with full rights of survivorship and not as tenants in common the following described real estate in

Madison County, Iowa: Lot Forty-four (44) of Kephart's Addition to St. Charles, Plat No.

2, a Subdivision in the City of St. Charles, 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.

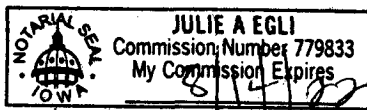
Dated on \_\_\_\_\_

[Signature] Caleb L. Cochran (Grantor)

[Signature] Christen N. Cochran (Grantor)

STATE OF IOWA, COUNTY OF Madison

This record was acknowledged before me on August 3, 2020, by Caleb L. Cochran and Christen N. Cochran



[Signature] Signature of Notary Public