

BK: 2020 PG: 3321
Recorded: 9/3/2020 at 1:01:54.0 PM
Pages 2
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$543.20
LISA SMITH RECORDER
Madison County, Iowa

This instrument prepared by:
JOSEPH F WALLACE, Simpson, Jensen, Abels, Fischer & Bouslog PC, 400 Locust St, Ste 400, Des Moines, IA 50309
Phone No.: (515)453-4684

Mail tax statements and return document to:
Kornelius Louis Simon De Vries and Jaclyn Lanell De Vries, 3392 197th Ct, Prole, IA 50229

WARRANTY DEED

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Colin M. Betts and Patricia A. Betts, a married couple**, do hereby convey unto **Kornelius Louis Simon De Vries and Jaclyn Lanell De Vries, a married couple**, as **Joint Tenants with full rights of survivorship and not as Tenants in Common**, the following described real estate:

Lot One (1) of Bevington Estates, a subdivision located in the Northeast Quarter (1/4) of the Sotheast Quarter (1/4) of Section Twenty-four (24), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa.

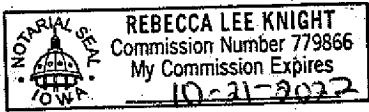
SUBJECT TO ANY COVENANTS, RESTRICTIONS AND EASEMENTS OF RECORD

Grantors do hereby covenant with Grantees, and successors in interest, that said Grantors hold the real estate by title in fee simple; that the Grantors 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.

Colin M. Betts

Colin M. Betts



Patricia A. Betts

Patricia A. Betts

STATE OF Iowa

COUNTY OF Madison

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) SS:

This instrument was acknowledged before me on August 17 2026 by Colin M. Betts and Patricia A. Betts, a married couple.

Rebecca Lee Knight
Notary Public in and for said State