



Document 2020 4049

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Date 10/22/2020 Time 1:17:02PM

Rec Amt \$7.00 Aud Amt \$5.00

Rev Transfer Tax \$437.60

Rev Stamp# 487 DOV# 482

INDX  
ANNO  
SCAN

LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

CHEK

**Return To:** Jane E. Rosien, 114 E. Jefferson Street, P.O. Box 67, Winterset, Iowa 50273-0067  
**Taxpayer:** Roger and Janice Benes, 3824 Browning Drive, Wahoo, NE 68066  
**Preparer:** Jane E. Rosien, 114 E. Jefferson Street, P.O. Box 67, Winterset, Iowa 50273-0067,  
Phone: (515) 462-4912

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**WARRANTY DEED - JOINT TENANCY**

For the consideration of Two Hundred Seventy Four Thousand Dollar(s) and other valuable consideration, Stephen E. Porter and Elaine C. Porter, a married couple, do hereby Convey to Roger Benes and Janice Benes, as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in MADISON County, Iowa: Lot Ten (10) in Block Four (4) in Birchwood Estates, Plat No. 1, an Addition to the City of Winterset, 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: October 15, 2020.

Stephen E. Porter  
Stephen E. Porter

Elaine C. Porter  
Elaine C. Porter

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on October 15, 2020, by Stephen E. Porter and Elaine C. Porter.



Toni Marie Tindle  
Signature of Notary Public