



Document 2020 4086

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Date 10/26/2020 Time 12:00:34PM

Rec Amt \$7.00 Aud Amt \$5.00
Rev Transfer Tax \$687.20
Rev Stamp# 493 DOV# 488

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

INDX
ANNO
SCAN
CHEK

WARRANTY DEED - JOINT TENANCY



Return to: Mark L. Smith, 101 1/2 W. Jefferson, PO Box 230, Winterset, Iowa 50273 *LIN 87621*
Taxpayer: Scott D. Hessenius and Dianne S. Hessenius, 2061 226th Court, Winterset, IA 50273
Preparer: Mark L. Smith, 101 1/2 W. Jefferson, PO Box 230, Winterset, Iowa 50273, Phone: (515) 462-3731

For the consideration of ---\$430,000.00--- Dollar(s) and other valuable consideration, Benjamin M. Applegate and Angela L. Applegate, a married couple

do hereby Convey to
Scott D. Hessenius and Dianne S. Hessenius

as Joint Tenants
with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in
Madison County, Iowa: Lot One (1) of Kippy Ridge Estates, a Subdivision located in the
North Half (1/2) of the Southeast Quarter (1/4) of Section Two (2), Township Seventy-five (75)
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.

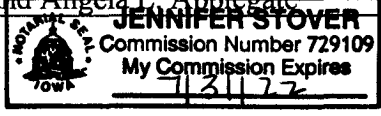
Dated on 10/22/20

Benjamin M. Applegate
Benjamin M. Applegate (Grantor)

Angela L. Applegate
Angela L. Applegate (Grantor)

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on 10/22/20, by Benjamin M. Applegate and Angela L. Applegate



Jennifer Stover
Signature of Notary Public