

BK: 2020 PG: 4115
Recorded: 10/27/2020 at 10:27:40.0 AM
Pages 1
County Recording Fee: \$12.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$15.00
Revenue Tax: \$281.60
LISA SMITH RECORDER
Madison County, Iowa



WARRANTY DEED

Return to: Mark L. Smith, 101 1/2 W. Jefferson, PO Box 230, Winterset, Iowa 50273

Taxpayer: Trent Nuzum, 210 W. Filmore Street, 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 ---\$176,500.00--- Dollar(s) and other valuable consideration, Shana Sirdoreus a/k/a Shana Ann Howard, single person

Trent Nuzum do hereby Convey to

Madison County, Iowa: The West 63 feet of Lot Two (2) in Block Nine (9) of Pitzer and Knight's Addition to the Town 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.

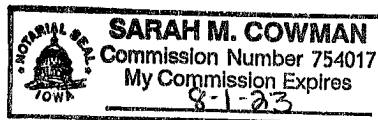
Dated on 10-15-2020

Shanee Hauke
Shana Sirdoreus (Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on 15th October 2020, by Shana Sirdoreus aka Shana Howard



Sarah M. Cowman
Signature of Notary Public