



Document 2020 4269

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Date 11/05/2020 Time 9:46:08AM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$309.60

Rev Stamp# 512 DOV# 506

INDX  
ANNO  
SCAN

LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

CHEK

This instrument prepared by:

ROSS F. BARNETT, ABENDROTH RUSSELL BARNETT LAW FIRM, 2560 – 73<sup>rd</sup> Street, Urbandale, Iowa 50322

Phone # (515) 271-7731

✓ Return document to and mail tax statements to:

LOYDE AND RETA BROWN, 508 East Buchanan Street, Winterset, Iowa 50273

File #RESC / TT (spo)

\$194,000

## WARRANTY DEED

Legal: **Lot 3 in Block 1 of PITZER'S ADDITION to the Town of Winterset,  
Madison County, Iowa**

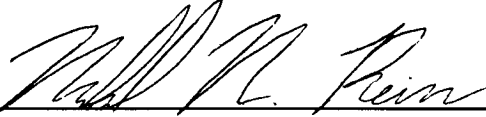
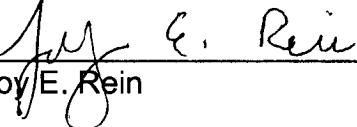
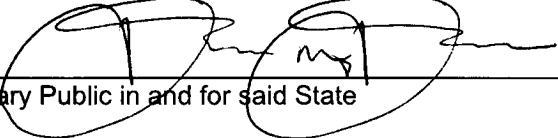
Address: 508 East Buchanan Street, Winterset, Iowa 50273

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Mikael N. Rein and Joy E. Rein, a married couple**, do hereby convey the above-described real estate to **Loyde F. Brown and Reta Brown, a married couple**, as Joint Tenants with full rights of survivorship and not as Tenants in Common.

### SUBJECT TO ALL 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 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 relinquish 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.

STATE OF <u>Iowa</u> ) ) COUNTY OF <u>Dallas</u> ) SS: ) On this <u>28</u> day of <u>October</u> , 202, before me the undersigned, a Notary Public in and for said State, personally appeared <b>Mkael N. Rein and Joy E.          Rein, a married couple</b> , to me known to be the identical persons named in and who executed the foregoing instrument and acknowledged that those persons executed the same as their voluntary act and deed.	Dated: <u>10/28/20</u> , 2020   <hr/> Mikael N. Rein   <hr/> Joy E. Rein
 <hr/> Notary Public in and for said State	

