



Document 2021 1117

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Date 3/18/2021 Time 11:56:23AM
Rec Amt \$12.00 Aud Amt \$5.00 INDX
Rev Transfer Tax \$271.20 ANNO
Rev Stamp# 118 DOV# 119 SCAN
LISA SMITH, COUNTY RECORDER CHEK
MADISON COUNTY IOWA

\$170,000

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)453-4678

✓ Mail tax statements and return document to:
Jayson Waller, 618 1st Ave N, Winterset, IA 50273

WARRANTY DEED

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Matthew A McDonald and Allison N McDonald, f/k/a Allison N Sanders, a married couple**, do hereby convey unto **Jayson Waller**, the following described real estate:

The North Sixty-six (66) feet of the Northeast Quarter (1/4) of Block Fourteen (14) in Pitzer & Knight's Addition to the Town of Winterset, Madison County, Iowa.

Order No.: 808-16181/SC

SUBJECT TO ANY COVENANTS, RESTRICTIONS AND EASEMENTS OF RECORD

Grantors do hereby covenant with Grantee, 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.

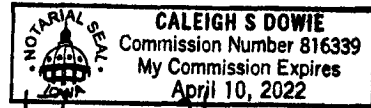
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Matthew A McDonald
Matthew A McDonald

Allison N. McDonald
Allison N McDonald

STATE OF Iowa)
COUNTY OF Madison)

SS:



This instrument was acknowledged before me on March 17 2021 by Matthew A McDonald and Allison N McDonald, f/k/a Allison N Sanders, a married couple.

Caleigh S Dowie
Notary Public in and for said State