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Date 7/12/2021 Time 1:06:08PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$143.20

Rev Stamp# 329 DOV# 325

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

INDX
ANNO
SCAN
CHEK

\$90,000

Preparer: Danielle Guisinger, 2202 Woodlands Pkway, Clive, IA 50325 (515) 3710117

✓ Taxpayer Information and Return To:
Maria K. Chapman, 135 W Center St, TRURO, IA 50257

REG107843-MDK

$\frac{1}{2} \times 2$

WARRANTY DEED

For the consideration of One (\$1.00) Dollar and other valuable consideration, **Sarah M. Wagner, f/k/a Sarah M. Roach and Travis Wagner, a married couple**, do hereby Convey to **Maria K. Chapman and Spencer J. Chapman, a married couple**, as joint tenants with full rights of survivorship and not as tenants in common, in the following described real estate:

The West Sixty (60) Feet of Lot Eight (8) in Block One (1) of Likens' Addition to the Town of Truro in Madison County, Iowa

Subject to all covenants, restrictions and easements of record.



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: 7-16-21

Sarah M. Wagner
Sarah M. Wagner

Travis Wagner
Travis Wagner

STATE OF Iowa,
COUNTY OF Madison) ss:

This record was acknowledged before me on July 6, 2021
by Sarah M. Wagner, f/k/a Sarah M. Roach and Travis Wagner, a married couple.

Julie A Egli
Notary Public in and for said State

