



Document 2021 3260

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Date 8/05/2021 Time 8:12:45AM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$595.20

Rev Stamp# 391 DOV# 385

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

INDX

ANNO

SCAN

CHEK

\$372,500

**WARRANTY DEED JOINT TENANCY
Recorder's Cover Sheet**

Preparer Information:

Jeffrey M. Lamberti, 210 NE Delaware Avenue, Suite 200, Ankeny, Iowa 50021; 515-964-8777

Taxpayer Information:

Zachary J. Rohlf and Rebecca K. Rohlf, 2213 Holliwell Valley Ct., Winterset, Iowa 50273

Return Document To:

Zachary J. Rohlf and Rebecca K. Rohlf, 2213 Holliwell Valley Ct., Winterset, Iowa 50273

Grantors:

William Joseph Manning and Petra Manuela Manning

Grantees:

Zachary J. Rohlf and Rebecca K. Rohlf

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED JOINT TENANCY

For the consideration of One Dollar(s) and other valuable consideration, William Joseph Manning and Petra Manuela Manning, a married couple, do hereby Convey to Zachary J. Rohlf and Rebecca K. Rohlf, husband and wife, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Madison County, Iowa:

Lot 4 of Holliwel Subdivision, located in the Northeast Quarter of Section 5, Township 75 North, Range 27 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: Aug 2, 2021.

William Joseph Manning, Grantor

Petra Manuela Manning, Grantor

STATE OF IOWA, COUNTY OF Polk

This record was acknowledged before me on Aug 2, 2021, by William Joseph Manning and Petra Manuela Manning, a married couple.

Signature of Notary Public

