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Date 8/12/2021 Time 10:32:48AM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$303.20

Rev Stamp# 408 DOV# 401

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

INDX

ANNO

SCAN

CHEK

\$190,000⁰⁰

Preparer Information: Jeremy Danilson, 6165 Northwest 86th St., Johnston, IA 50131, Phone:
(515) 512-5500

CR

425 N Jackson St.,

✓ **Address Tax Statement/ Return To:** Alison Leigh Cole, ~~425 Jackson St.~~, Truro, IA 50257

WARRANTY DEED

P215450

VCU112581-MOK

For the consideration of \$1.00 (one) Dollar(s) and other valuable consideration, Dennis O. Beeler and Roxanne L. Beeler, a married couple, do hereby Convey to Alison Leigh Cole, a single person, and Jeran Ray Cosner, a single person, as joint tenants with full rights of survivorship and not as tenants in common the following described real estate in Madison County, Iowa:

Lot Six (6), in Block Two (2), of KALE'S ADDITION to the Town of Truro, 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: 7/29/2021

Dennis O. Beeler (Grantor)

Roxanne L. Beeler (Grantor)

STATE OF IOWA, COUNTY OF POIK

This record was acknowledged before me on 7/29/2021, by Dennis O. Beeler and Roxanne L. Beeler.

Duisinger
Signature of Notary Public

