



Document 2021 3555

Book 2021 Page 3555 Type 03 001 Pages 3

Date 8/24/2021 Time 11:54:13AM

Rec Amt \$17.00 Aud Amt \$5.00

Rev Transfer Tax \$455.20

Rev Stamp# 436 DOV# 429

INDX

ANNO

SCAN

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

CHEK

\$285,000

$\frac{2}{6} \times 3$

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

**Preparer Information:** Mark L. Smith, 101 1/2 W. Jefferson, Winterset, IA 50273, Phone:  
515-462-3731

**Taxpayer Information:** Justin Lee DeBower and Amber Hammes, 2625 State Highway 92,  
Winterset, IA 50273

**Return Document To:** Mark L. Smith, 101 1/2 W. Jefferson, Winterset, Iowa 50273

**Grantors:** Gary C. Knight and Rebecca Knight

**Grantees:** Justin Lee DeBower and Amber Hammes

**Legal Description:** See Page 2

**Document or instrument number of previously recorded documents:**



WARRANTY DEED JOINT TENANCY

For the consideration of Two Hundred Eighty-Five Thousand Dollar(s) and other valuable consideration, Gary C. Knight and Rebecca Knight, husband and wife, do hereby Convey to Justin Lee DeBower and Amber Hammes, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Madison County, Iowa:

See legal description attached

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: 7-22-2021

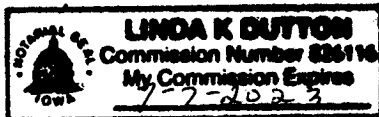
[Signature of Gary C. Knight]
Gary C. Knight, Grantor

[Signature of Rebecca Knight]
Rebecca Knight, Grantor

STATE OF IOWA, COUNTY OF Madison

This record was acknowledged before me on 7-22-2021 by Gary C. Knight and Rebecca Knight.

[Signature of Linda K Dutton]
Signature of Notary Public



Parcel "K" located in the South Half ( $\frac{1}{2}$ ) of the Northwest Quarter ( $\frac{1}{4}$ ) and in the North Half ( $\frac{1}{2}$ ) of the Southwest Quarter ( $\frac{1}{4}$ ) of Section Twenty-six (26), Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5<sup>th</sup> P.M., Madison County, Iowa, containing 20.34 acres, as shown in Amended Plat of Survey filed in Book 2021, Page 1796 on May 3, 2021, in the Office of the Recorder of Madison County, Iowa; AND Parcel "M" located in the Northwest Quarter ( $\frac{1}{4}$ ) of the Southwest Quarter ( $\frac{1}{4}$ ) and in the Southwest Quarter ( $\frac{1}{4}$ ) of the Northwest Quarter ( $\frac{1}{4}$ ) of said Section Twenty-six (26), containing 7.21 acres, as shown in Plat of Survey filed in Book 2021, Page 1797 on May 3, 2021, in the Office of the Recorder of Madison County, Iowa.

