



Document 2021 3751

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Date 9/07/2021 Time 12:19:57PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$227.20

Rev Stamp# 469 DOV# 463

INDX

ANNO

SCAN

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

CHEK

\$142,500<sup>00</sup>

This instrument prepared by and return to:

ROSS F. BARNETT, ABENDROTH RUSSELL BARNETT LAW FIRM, 2560 - 73<sup>rd</sup> Street, Urbandale, Iowa 50322

Phone # (515) 278-0623

Mail tax statements to:

LOGAN AND MADISON LAFRENZ, 423 East Benton Street, Winterset, Iowa 50273

File #38327-21-REM (hms)

# WARRANTY DEED

CTy 113642-MDK

**Legal: Lot 8 in Block 2 of NORTH ADDITION to Winterset, now included in and forming a part of the City of Winterset, Madison County, Iowa**

**Address: 423 East Benton Street, Winterset, Iowa 50273**

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Evan R. Sears, a single person**, does hereby convey the above-described real estate to **Logan Lafrenz and Madison Lafrenz, a married couple**, as Joint Tenants with full rights of survivorship and not as Tenants in Common.

### SUBJECT TO ALL COVENANTS, RESTRICTIONS, AND EASEMENTS OF RECORD


Grantor does hereby covenant with Grantees, and successors in interest, that said Grantor holds the real estate by title in fee simple; that the Grantor has 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 Grantor covenants 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.

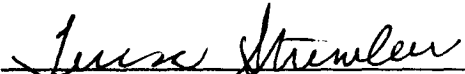
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

STATE OF IOWA )  
COUNTY OF Pock ) SS:

Dated: 8-30-21, 2021

On this 30 day of AUGUST, 2021,  
before me the undersigned, a Notary Public in and for said  
State, personally appeared **Evan R. Sears, a single  
person**, to me known to be the identical person named in  
and who executed the foregoing instrument and  
acknowledged that the person executed the same as that  
person's voluntary act and deed.

  
Evan R. Sears

  
Notary Public in and for said State

