



Document 2021 4173

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Rec Amt \$7.00 Aud Amt \$5.00

Rev Transfer Tax \$95.20

Rev Stamp# 517 DOV# 509

INDX
ANNO
SCAN

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

\$69000

Preparer: Jason R. Sandegren, 4201 Westown Pkwy - Ste 250, W. Des Moines, IA 50266 (515) 283-1801 (FID114923)

Return To: Mackenzie Mataya, 808 28th St, West Des Moines, IA 50265

Taxpayer Information: Mackenzie Mataya, 808 28th St, West Des Moines, IA 50265

WARRANTY DEED

For the consideration of One (\$1.00) Dollar and other valuable consideration, **Gwendolen Berlin a/k/a Gwen Berlin and John Berlin, a married couple**, do hereby Convey to **Mackenzie Mataya**, the following described real estate:

Parcel M being a part of the Northwest 1/4 of Section 16, Township 77 North, Range 26 West of the 5th P.M., Madison County, Iowa, as shown in a survey recorded on July 30, 2020, at Book 2020 at Page 2765.

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: October 4, 2021

Gwendolen Berlin a/k/a Gwen Berlin

John Berlin

STATE OF Iowa)

COUNTY OF Folk)

)ss:
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This record was acknowledged before me on October 4, 2021, by Gwendolen Berlin a/k/a Gwen Berlin and John Berlin, a married couple.

Notary Public in and for said State

