



Document 2021 4228

Book 2021 Page 4228 Type 03 001 Pages 2

Date 10/12/2021 Time 1:40:31PM

Rec Amt \$12.00 Aud Amt \$5.00

INDX

Rev Transfer Tax \$252.00

ANNO

Rev Stamp# 524 DOV# 517

SCAN

LISA SMITH, COUNTY RECORDER

CHEK

MADISON COUNTY IOWA

\$158,000

This instrument prepared by:

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

Phone # (515) 271-8966

ELW Return document to and mail tax statements to:

LAUREN DEWIT, 121 West Benton, Winterset, Iowa 50273

File #RESC / ELC (eck)

$\frac{1}{3}$

## WARRANTY DEED

Legal: **The South 66 feet of the West Half (W 1/2) of Block 19 of PITZER AND KNIGHT'S ADDITION to the Town of Winterset, Madison County, Iowa**

Address: 121 West Benton, Winterset, Iowa 50273



For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Aimee L. LaCava, a single person**, does hereby convey the above-described real estate to **Lauren DeWit, a married person**.

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

Grantor does hereby covenant with Grantee, 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.

