



Document 2021 4968

Book 2021 Page 4968 Type 03 001 Pages 2

Date 12/07/2021 Time 8:03:27AM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$186.40

Rev Stamp# 609

INDX

ANNO

SCAN

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

CHEK

\$116,530

**WARRANTY DEED
Recorder's Cover Sheet**

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

Taxpayer Information: Gregory G. Graves, 2636 110th Street, Van Meter, IA 50261

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

Grantors: David G. Graves and Cynthia I. Graves

Grantees: Gregory G. Graves

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED

For the consideration of One Hundred Fifty Thousand Dollar(s) and other valuable consideration, David G. Graves and Cynthia I. Graves, Husband and Wife, do hereby Convey to Gregory G. Graves, the following described real estate in Madison County, Iowa:

Lots 7 and 8 and the East 54 feet of the South 62 feet and the East 57 feet and 3 inches of the North 70 feet of Lot 6 in Block Eleven of Loughridge & Cassiday's Addition to the Town of Winterset, Madison County, Iowa.

This Deed is given in fulfillment of a Real Estate Contract filed December 2, 2014, in Book 2014, Page 3038 of the Recorder's Office of 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.

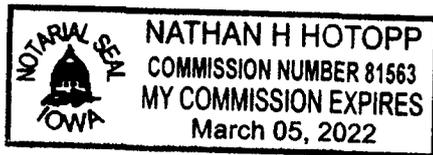
Dated: 11/29/2021

[Signature]
David G. Graves, Grantor

[Signature]
Cynthia I. Graves, Grantor

STATE OF IOWA, COUNTY OF Madison

This record was acknowledged before me on 11/29/2021 by David G. Graves and Cynthia I. Graves.



[Signature]
Signature of Notary Public