

BK: 2021 PG: 4994
Recorded: 12/8/2021 at 12:10:13.0 PM
Pages 2
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$1,087.20
LISA SMITH RECORDER
Madison County, Iowa

This instrument prepared by:
JOSEPH F WALLACE, Simpson, Jensen, Abels, Fischer & Bouslog PC, 400 Locust St, Ste 400, Des Moines, IA 50309
Phone No.: (515)453-5724

Mail tax statements and return documents to:
Craig W. Jensen and Tammy J. Jensen, 4711 Cherrywood Ln, Winterset, IA 50273

TRUSTEE'S WARRANTY DEED AND AFFIDAVIT OF TRUSTEES

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Robert E. Meade and Susan A. Meade, as Trustees of the Robert and Susan Meade Revocable Trust dated the 8th day of April, 2021**, does hereby convey unto **Craig W. Jensen and Tammy J. Jensen, a married couple, as Joint Tenants with full rights of survivorship and not as Tenants in Common**, the following described real estate:

Lot Thirty (30) of Cedar Woods Plat One (1) located in the Southeast Quarter (1/4) of Section Eighteen (18), Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th P.M., City of Winterset, Madison County, Iowa.

SUBJECT TO ANY COVENANTS, RESTRICTIONS AND EASEMENTS OF RECORD

Grantors do hereby covenant with Grantees, and successors in interest, that the Trust holds the real estate by title in fee simple; that it 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 Grantors covenant to warrant and defend the real estate against the lawful claims of all persons except as may be above stated.

The Grantors further warrant to the Grantees all of the following: That the Trust pursuant to which the transfer is made is duly executed and in existence; that to the knowledge of the Grantors, the persons creating the Trust were under no disability or infirmity at the time the Trust was created; that the transfer by the Trustees to

