



Document 2022 1003

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Date 4/06/2022 Time 11:38:22AM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$180.00

Rev Stamp# 119 DOV# 114

INDX

ANNO

SCAN

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

CHEK

\$112,900

This instrument prepared by:

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

Phone # (515) 271-8966

✓ Return document to and mail tax statements to:

ENES MUJIC AND ADISA MUJIC, 5629 – 147th Street, Urbandale, Iowa 50323

File # RESC / ELC (spo)

WARRANTY DEED

FID124817-MDK

Legal: **Lot Sixteen (16) of Phase I, Timber Ridge Estates, located in the Northeast Quarter (1/4) of Section Twenty-nine (29) in Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa**

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Albin Hodzic and Albina Hodzic, a married couple**, do hereby convey the above-described real estate to **Enes Mujic and Adisa Mujic, 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

Grantors do hereby covenant with Grantee, and successors in interest, that said 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 relinquish 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 Dallas) SS:

Dated: March 28th, 2022

On this 28th day of March, 2022, before me the undersigned, a Notary Public in and for said State, personally **Albin Hodzic and Albina Hodzic, a married couple**, to me known to be the identical persons named in and who executed the foregoing instrument and acknowledged that those persons executed the same as their voluntary act and deed.

Albin Hodzic
Albin Hodzic

Albina Hodzic
Albina Hodzic

[Signature]
Notary Public in and for said State

