



Document 2022 1605

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Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$439.20
Rev Stamp# 190 DOV# 184

INDX
ANNO
SCAN
CHEK

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

\$274,900

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)453-4618

Mail tax statements and return document to:
Michael B. Jaeger, 602 W Stone St, Winterset, IA 50273

HMVC 125883

$\frac{1}{3}$

WARRANTY DEED

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Brady L. McMains, a single person, and Sydnee M. Chiri, a single person**, do hereby convey unto **Michael B. Jaeger, a married person**, the following described real estate:


Lot 1A of North Stone Village, Plat No. 6, City of Winterset, Madison County, Iowa.




SUBJECT TO ANY 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 the Grantors 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.



Brady L. McMains


Sydnee M. Chiri

STATE OF Iowa)
COUNTY OF Marion)

SS:

This instrument was acknowledged before me on May 22 2022 by Brady L. McMains, a single person, and Sydnee M. Chiri, a single person.



Notary Public in and for said State

