



Document 2022 2063

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LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

**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:** Chris Endres, 3164 220th St., St. Charles, IA 50240

√ **Return Document To:** Chris Endres, 3164 220th St., St. Charles, IA 50240

**Grantors:** Edwin Endres

**Grantees:** Chris Endres

**Legal Description:** See Page 2

**Document or instrument number of previously recorded documents:**



**WARRANTY DEED**

For the consideration of One Dollar(s) and other valuable consideration, Edwin Endres, Single, does hereby Convey to Chris Endres, the following described real estate in Madison County, Iowa:


See attached Exhibit.

**This deed is exempt according to Iowa Code 428A.2(21).**

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.

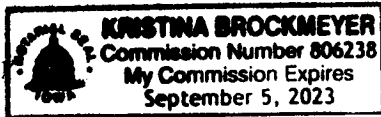
Dated: 7-12-22.

  
Edwin Endres, Grantor

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on July 12, 2022 by Edwin Endres, single.

  
Signature of Notary Public



**DESCRIPTION - PARCEL F:**

That part of the Northwest Quarter of the Southeast Quarter of Section 3, Township 75 North, Range 26 West of the 5th P.M., Madison County, Iowa, described as follows; Beginning at the Southeast corner of said Northwest Quarter of the Southeast Quarter; thence South 86 degrees 16 minutes 48 seconds West, 651.80 feet along the South line of said Northwest Quarter of the Southeast Quarter; thence North 00 degrees 22 minutes 09 seconds West, 203.31 feet; thence North 86 degrees 16 minutes 48 seconds East, 625.98 feet; thence South 00 degrees 22 minutes 48 seconds East, 61.80 feet to the North end of a Madison County road; thence North 89 degrees 38 minutes 39 seconds East, 25.76 feet along said road to the East line of said Northwest Quarter of the Southeast Quarter; thence South 00 degrees 22 minutes 18 seconds East, 140.00 feet to the Point of Beginning, having an area of 3.00 Acres including 0.11 Acres of Road Easement.