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Date 9/20/2022 Time 10:31:09AM

Rec Amt \$12.00 Aud Amt \$5.00                   INDX

Rev Transfer Tax \$319.20                         ANNO

Rev Stamp# 360 DOV# 349                         SCAN

LISA SMITH, COUNTY RECORDER                   CHEK

MADISON COUNTY IOWA

\$200,000<sup>00</sup>

This instrument prepared by:

SARAH BAUMGARTNER, THE REAL ESTATE SERVICE CENTER, 7101 VISTA DRIVE, WEST DES MOINES IA 50266

Phone # (515) 278-2226

✓ Return document to and mail tax statements to:

DOUGLAS P MYERS, 540 NE SYCAMORE AVE, EARLHAM, IA 50072

## WARRANTY DEED

Legal:           **Lot Twenty-two (22) and the North Half (1/2) of Lot Twenty-one (21) in Block Two (2) of Johnson's Addition to the Town of Earlham, Madison County, Iowa.**

Address:       540 NE Sycamore AVE, Earlham, IA 50072

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Bobbiesue C. Jones, a single person**, hereby conveys the above-described real estate to **Douglas P Myers, a single person**.

There is no known private burial site, well, solid waste disposal site, underground storage tank, hazardous waste, or private sewage disposal system on the property as described in Iowa Code § 558.69, and therefore this transaction is exempt from the requirement to submit a groundwater hazard statement.

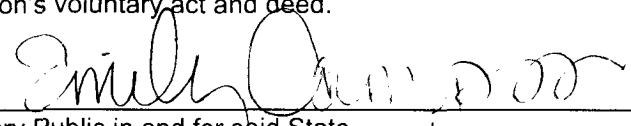
### SUBJECT TO ALL COVENANTS, RESTRICTIONS, AND EASEMENTS OF RECORD

Grantor does hereby covenant with Grantee, and successors in interest, that said Grantor holds the real estate by title in fee simple; that the Grantor 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 Grantor covenants 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.

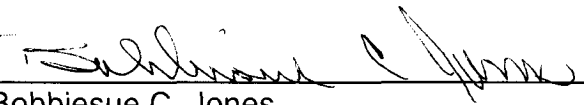
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

STATE OF Iowa )  
 )  
COUNTY OF Dallas ) SS:

On this 1st day of September, 2022,  
before me the undersigned, a Notary Public in and for said  
State, personally appeared **Bobbiesue C. Jones, a  
single person**, to me known to be the identical persons  
named in and who executed the foregoing instrument and  
acknowledged that the person executed the same as that  
person's voluntary act and deed.

  
\_\_\_\_\_  
Notary Public in and for said State

Dated: September 1st, 2022

  
\_\_\_\_\_  
Bobbiesue C. Jones

