

BK: 2022 PG: 3316
Recorded: 11/16/2022 at 10:44:55.0 AM
Pages 2
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$1,303.20
LISA SMITH RECORDER
Madison County, Iowa

Prepared By: Nicole M. Ayers, 4201 Westown Pkwy - Ste 250, W. Des Moines, Iowa 50266 (515) 283-1801 (7478RE)
Return To: Jon Henrichsen and Stacy Henrichsen, 36670 Meadow Ln, Cumming, IA 50061
Taxpayer Information: Jon Henrichsen and Stacy Henrichsen, 36670 Meadow Ln, Cumming, IA 50061

WARRANTY DEED

For the consideration of One (\$1.00) Dollar and other valuable consideration, **R&T Investments, LLC, an Iowa Limited Liability Company**, does hereby convey to **Jon Henrichsen and Stacy Henrichsen, a married couple**, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in **Madison County, Iowa**:

Lots One (1) and Two (2), Hillside Subdivision, located in the Northwest Quarter (NW ¼) of the Northeast Quarter (NE ¼) and the Northeast Quarter (NE ¼) of the Northeast Quarter (NE ¼) of Section Sixteen (16), Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa.

Subject to all easements, covenants and restrictions of record.

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: 11/7/2022

R&T INVESTMENTS, LLC

by Randall Archer
Randall Archer, Manager
R & T = Manager

STATE OF Iowa)
COUNTY OF Polk) ss:

This record was acknowledged before me this 7th day of November 2022,
by Randall Archer as Manager of R&T Investments, LLC, an Iowa Limited Liability Company.



Ellen Fitzpatrick
Notary Public in and for said State