



Document 2022 333

Book 2022 Page 333 Type 03 001 Pages 2

Date 2/02/2022 Time 10:25:39AM

Rec Amt \$12.00 Aud Amt \$10.00

Rev Transfer Tax \$242.40

Rev Stamp# 40 DOV# 37

INDX

ANNO

SCAN

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

CHEK

\$152,000⁰⁰

**TRUSTEE 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: Andrew Rinard, 1853 290th Lane, Winterset, IA 50273

Return Document To: Mark L. Smith, 101 1/2 W. Jefferson, Winterset, IA 50273

Grantors: Edna M. Honnold Revocable Trust

Grantees: Andrew Rinard

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



TRUSTEE WARRANTY DEED

For the consideration of One Hundred Fifty-Two Thousand Dollar(s) and other valuable consideration, Edna M. Honnold, Trustee of the Edna M. Honnold Revocable Trust, does hereby Convey to Andrew Rinard, the following described real estate in Madison County, Iowa:

Parcel "A" located in the Southeast Quarter (1/4) of the Southwest Quarter (1/4) of Section Four (4), AND in the Northeast Quarter (1/4) of the Northwest Quarter (1/4) of Section Nine (9), ALL in Township Seventy-four (74) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa containing 3.227 acres, as shown in Plat of Survey filed in Book 2022, Page 51 on January 5, 2022, in the Office of the Recorder of Madison County, Iowa.

The grantor hereby covenants with grantees, and successors in interest, that grantor holds the real estate by title in fee simple; that 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.

The grantor further warrants to the grantees all of the following: That the trust pursuant to which the transfer is made is duly executed and in existence; that to the knowledge of the grantor the person creating the trust was under no disability or infirmity at the time the trust was created; that the transfer by the trustee to the grantees is effective and rightful; and that the trustee knows of no facts or legal claims which might impair the validity of the trust or the validity of the transfer.

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

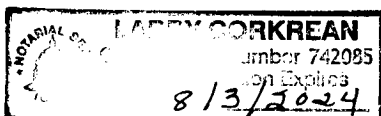
Dated: January 26, 2022

Edna M. Honnold Revocable Trust

By Edna M. Honnold as Trustee
Edna M. Honnold, as Trustee

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on January 26, 2022, by Edna M. Honnold, Trustee of the above-entitled trust.



Larry Corkrean
Signature of Notary Public