

BK: 2022 PG: 918
Recorded: 3/30/2022 at 11:59:08.0 AM
Pages 2
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$339.20
LISA SMITH 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: Cody M. Nelson, 722 S. 8th Ave, Winterset, IA 50273 and Jacquelyn J.
Nelson

Return Document To: Cody M. Nelson, 722 S. 8th Ave, Winterset, IA 50273

Grantors: Kian Stack and Jaclyn Stack

Grantees: Cody M. Nelson and Jacquelyn J. Nelson

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED

For the consideration of Two Hundred Twelve Thousand Five Hundred Dollar(s) and other valuable consideration, Kian Stack and Jaclyn Stack, husband and wife, do hereby Convey to Cody M. Nelson and Jacquelyn J. Nelson, as husband and wife as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Madison County, Iowa:

A part of Lot Nine (9) of the subdivision of the Northeast Quarter (1/4) of the Northwest Quarter (1/4) of Section One (1), Township Seventy-Five (75) North, Range Twenty-eight (28) West of the 5th P.M., City of Winterset, Madison County, Iowa, more particularly described as follows, to-wit: Commencing 21 rods and 20 1/2 links North of the Southeast corner of said Lot Nine (9), thence North 70 feet, thence West 150 feet, thence South 70 feet, thence East 150 feet to the point of beginning.

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.

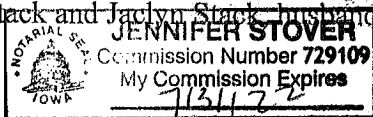
Dated: 3/25/22

[Signature of Kian Stack]
Kian Stack, Grantor

[Signature of Jaclyn Stack]
Jaclyn Stack, Grantor

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on 3/25/22 by Kian Stack and Jaclyn Stack, husband and wife.



[Signature of Notary Public]
Signature of Notary Public