

\$295,000.00

BK: 2023 PG: 1875
Recorded: 8/11/2023 at 1:09:06.0 PM
Pages 2
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$471.20
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

**WARRANTY DEED JOINT TENANCY
Recorder's Cover Sheet**

Preparer Information: Mark L. Smith, 101 1/2 W. Jefferson, Winterset, IA 50273, Phone:
515-462-3731

Taxpayer Information: Aaron P. Renfroe and Shonna K. Renfroe, 1934 330th Street, Lorimor,
IA 50149

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

Grantors: Willie Miller and Martha Miller

Grantees: Aaron P. Renfroe and Shonna K. Renfroe

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED JOINT TENANCY

For the consideration of Two Hundred Ninety-Five Thousand Dollar(s) and other valuable consideration, Willie Miller and Martha Miller, husband and wife, do hereby Convey to Aaron P. Renfroe and Shonna K. Renfroe, 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:

Parcel "A" located in the Northeast Quarter (1/4) of the Southwest Quarter (1/4) of Section Thirty-four (34), Township Seventy-four (74) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, containing 8.61 acres, as shown in Plat of Survey filed in Book 2003, Page 1786 on March 28, 2003, in the Office of the Recorder of Madison County, Iowa.

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: 8-8-23

Willie D. Miller
Willie Miller, Grantor

Martha Miller
Martha Miller, Grantor

STATE OF IOWA, COUNTY OF Madison

This record was acknowledged before me on August 8, 2023 by Willie Miller and Martha Miller.



Signature of Notary Public