



Document 2023 650

Book 2023 Page 650 Type 03 001 Pages 2

Date 4/03/2023 Time 11:58:38AM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$354.40

Rev Stamp# 76 DOV# 78

INDX

ANNO

SCAN

BRANDY MACUMBER, COUNTY RECORDER

CHEK

MADISON COUNTY IOWA

\$221,700

**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

LHP 134560

Taxpayer Information: Kenneth Howard Joslin and Frances Joslin, 705 W. Filmore St.,
Winterset, IA 50273

Return Document To: Kenneth Howard Joslin, 705 W. Filmore St., Winterset, IA 50273

Grantors: Madison County Renovations, Inc.

Grantees: Kenneth Howard Joslin and Frances Joslin


Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED JOINT TENANCY

For the consideration of Two Hundred Twenty-One Thousand Seven Hundred Dollar(s) and other valuable consideration, Madison County Renovations, Inc., a corporation organized and existing under the laws of Iowa, does hereby Convey to Kenneth Howard Joslin and Frances Joslin, 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:

Lot Two (2) in Block Fifteen (15) of the Original Town of Winterset, Madison County, Iowa. 

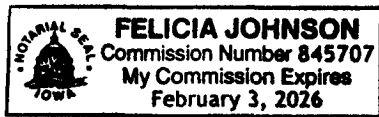
There is no known private burial site, well, solid waste disposal site, underground storage tank, hazardous waste, or private sewage disposal system on the property as described in Iowa Code Section 558.69, and therefore the transaction is exempt from the requirement to submit a groundwater hazard statement.

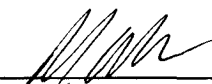
Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have good and lawful authority to sell and convey the real estate; that the real estate is free and clear of all liens and encumbrances except as may be above stated; 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: 2/28/23


Madison County Renovations, Inc., an Iowa corporation



By 
Mark Hays, President

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on 2-28-23,
by Mark Hays, as President, of Madison County Renovations, Inc. a corporation.


Signature of Notary Public