

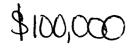
Document 2023 674

Book 2023 Page 674 Type 03 001 Pages 2 Date 4/06/2023 Time 1:53:46PM Rec Amt \$12.00 Aud Amt \$5.00 INI

Rev Transfer Tax \$159.20 Rev Stamp# 80 DOV# 82 I NDX ANNO SCAN

BRANDY MACUMBER, COUNTY RECORDER MADISON COUNTY 10WA

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## 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: Shari Lynn Neuenkirk, 2965 290th St., St. Charles, IA 50240

Return Document To: Shari Lynn Neuenkirk, 2965 290th St., St. Charles, IA 50240

**Grantors:** Francis Genne Neuenkirk

**Grantees:** Shari Lynn Neuenkirk

**Legal Description:** See Page 2

Document or instrument number of previously recorded documents:

## STATE OF THE PROPERTY OF THE P

## WARRANTY DEED

For the consideration of One Hundred Thousand Dollar(s) and other valuable consideration, Francis Neuenkirk, a/k/a Francis G. Neuenkirk, a/k/a Francis Genne Neuenkirk, Single, does hereby Convey to Shari Lynn Neuenkirk, the following described real estate in Madison County, Iowa:

Parcel "G" located in the Northwest Quarter (NW¼) of the Northeast Quarter (NE¼) of Section Twenty-nine (29), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, containing 3.00 acres, as shown in Plat of Survey filed in Book 2003, Page 6576 on October 31, 2003, in the Office of the Recorder of Madison County.

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: 4/6/2023

Dated: Mealul
Francis Genne Neuenkirk, Grantor

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on \_\_\_\_ Francis Genne Neuenkirk.

4/6/2023

by

MARK L. SMITH
Commission Number 740655
My Commission Expires
May 10, 2024

Signature of Notary Public