

BK: 2024 PG: 1253
Recorded: 6/6/2024 at 1:53:45.0 PM
Pages 2
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$0.00
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

WARRANTY DEED
(Several Grantors)
Recorder's Cover Sheet

Preparer Information:

Gregory L. Kenyon
801 Grand Avenue, Suite 3700
Des Moines, IA 50309-8004
Phone: (515) 243-4191

Taxpayer Information:

Howard O. Elliott
1672 Upland Trail
Prole, IA 50229

Return Document To:

Howard O. Elliott
1672 Upland Trail
Prole, IA 50229

Grantors: Howard O. Elliott and Marilyn K. Elliott

Grantees: Howard O. Elliott

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

WARRANTY DEED
(Several Grantors)

For the consideration of One Dollar(s) and other valuable consideration, Howard O. Elliott, (also known as Howard O. Elliott, Jr.) and Marilyn K. Elliott, husband and wife, do hereby convey to Howard O. Elliott, Jr. a married person, the following described real estate in Madison County, Iowa:


The Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of Section Three (3), in Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa


This deed is exempt according to Iowa Code 428A.2(11).

Grantors do Hereby Covenant with grantee, 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.

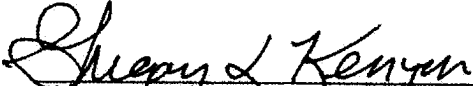
Dated: April 29, 2024.


Howard O. Elliott, Jr. Grantor


Marilyn K. Elliott, Grantor
by Howard O. Elliott, Jr., Agent

STATE OF IOWA, COUNTY OF POLK

This record was acknowledged before me on April 29, 2024,
by Howard O. Elliott and Marilyn K. Elliott by Howard O. Elliott as Agent.


Signature of Notary Public

