

\$376,000.00

BK: 2024 PG: 2152  
Recorded: 9/6/2024 at 11:12:34.0 AM  
Pages 3  
County Recording Fee: \$22.00  
Iowa E-Filing Fee: \$3.00  
Combined Fee: \$25.00  
Revenue Tax: \$600.80  
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, Tel: 515-462-3731

**Taxpayer Information:** Kenneth A. Barnes and Nancy K. Barnes, 924 W. Jefferson Street, Winterset, IA 50273

**Return Document To:** Kenneth A. Barnes, 924 W. Jefferson Street, Winterset, IA 50273

**Grantors:** Scott A. Steinbach and Susie M. Steinbach

**Grantees:** Kenneth A. Barnes and Nancy K. Barnes

**Legal Description:** See Page 2

**Document or instrument number of previously recorded documents:**



## WARRANTY DEED JOINT TENANCY

For the consideration of Three Hundred Seventy-Six Thousand Dollar(s) and other valuable consideration, Scott A. Steinbach and Susie M. Steinbach, husband and wife, do hereby Convey to Kenneth A. Barnes and Nancy K. Barnes, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Madison County, Iowa:


A parcel of land located in the Northeast Quarter ( $\frac{1}{4}$ ) of the Southwest Quarter ( $\frac{1}{4}$ ) of Section Thirty-six (36), Township Seventy-six (76) 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 at a point 519 feet West of the Northeast corner of a tract of land described as all that part of the North Half ( $\frac{1}{2}$ ) of the Southwest Quarter ( $\frac{1}{4}$ ) of said Section Thirty-six (36), lying and being South of the State Road leading West from the City of Winterset, Iowa, to Council Bluffs, Iowa, said State Road being on a direct line with and a continuation due Westward of Jefferson Street in said City of Winterset, thence West from said point of beginning on the South line of said Jefferson Street so extended Westward a distance of 132 feet, thence South 132 feet, thence East 132 feet, thence North 132 feet to the point of beginning


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: 9-3-24

  
\_\_\_\_\_  
Scott A. Steinbach, Grantor

  
\_\_\_\_\_  
Susie M. Steinbach, Grantor

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on 9-3-24 by  
Scott A. Steinbach and Susie M. Steinbach.



Sarah M. Cowman  
Signature of Notary Public