



Document 2024 293

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Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$525.60
Rev Stamp# 41 DOV# 43

INDX
ANNO
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CHEK

BRANDY MACUMBER, COUNTY RECORDER
MADISON COUNTY IOWA

329,000⁰⁰

Return To: Lauren Alta Jacob and Jonathan W. Jacob, 1746 Elmwood Ave., Earlham, IA 50072
Taxpayer: Lauren Alta Jacob and Jonathan W. Jacob, 1746 Elmwood Ave., Earlham, IA 50072
Preparer: Melanie L Jackson, 1454 30th Street, Suite 102, West Des Moines, IA 50266, Phone:
(515) 987-0022

FDH# 298



WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration, Randy Jay Allison, a single person, does hereby Convey to Lauren Alta Jacob and Jonathan W. Jacob, 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 Southeast Quarter (1/4) of the Northwest Quarter (1/4) of Section Eleven (11), Township Seventy-six (76) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, containing 7.786 acres, as shown in Plat of Survey filed in Book 2003, Page 4787 on August 13, 2003, in the Office of the Recorder of Madison County, Iowa.



(l/k/a: 1746 Elmwood Ave., Earlham, Iowa 50072)

Subject to all Easements, Covenants, and Restrictions of Record.

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: 02/01/2024.

Randy Allison
Randy Jay Allison, Grantor

STATE OF IOWA, COUNTY OF POIK

This record was acknowledged before me on 2-1-2024 by
Randy Jay Allison.

Melanie Jackson
Signature of Notary Public

