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Rec Amt \$12.00 Aud Amt \$5.00

BRANDY MACUMBER, COUNTY 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, Phone:
515-462-3731

Taxpayer Information: Michael W. Powell and Katherine I. Powell, 440 N. Hutchison, Truro,
IA 50257

Return Document To: Michael W. Powell, 440 N. Hutchison, Truro, IA 50257

Grantors: Michael W. Powell and Katherine I. Powell

Grantees: Michael W. Powell and Katherine I. Powell

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED JOINT TENANCY

For the consideration of One Dollar(s) and other valuable consideration, Michael W. Powell and Katherine I. Powell, Husband and Wife, do hereby Convey to Michael W. Powell and Katherine I. Powell, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Madison County, Iowa:

This deed is exempt according to Iowa Code 428A.2(21).

Lot Five (5) of Burhans West Addition, City of Truro, Madison County, Iowa.

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.

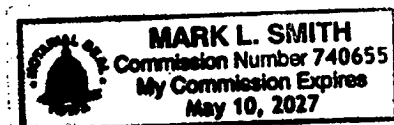
Dated: 11-10-25.

Michael W. Powell
Michael W. Powell, Grantor

Katherine I. Powell
Katherine I. Powell, Grantor

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on 11/10/2025 by
Michael W. Powell and Katherine I. Powell.



Mark L. Smith
Signature of Notary Public