



Document 2009 2124

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Rev Transfer Tax \$351.20 Rev Stamp# 149 DOV# 159

LISA SMITH, COUNTY RECORDER MADISON COUNTY IOWA

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This instrument prepared by:

MARK U. ABENDROTH, ABENDROTH & RUSSELL, P.C., 2536 – 73rd Street, Urbandale, Iowa 50322

Phone # (515) 453-4690

Christopher Thornton, 1406 W Mills, Winterset, IA 50273

Mail tax statements to:

Christopher Thornton, 1406 W Mills, Winterset, IA 50273

File # 18397 kc

WARRANTY DEED

Legal:

Lot Eight (8) in Block Four (4) of Birchwood Estates Plat No. 1 an Addition to the City of Winterset, Madison County, Iowa.

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, Greg Criswell and Trisha Criswell, husband and wife, does hereby convey unto Christopher Thornton, the above-described real estate.

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SUBJECT TO ALL COVENANTS, RESTRICTIONS, AND EASEMENTS OF RECORD

Grantors do hereby covenant with Grantee, and successors in interest, that said 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 relinquish 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.

Carlos Carlos Carlos Asian Marketine

STATE OF IOWA)	
		SS:
COUNTY OF Madison)	

On this 35 day of 56 day of 57 day of 57 day of 57 day of 57 day of 58 day o

Notary Public in and for said State

ROBERT D. WEEKS
Commission Number 708351
My Commission Expires

Dated: 6/25/09.

Greg Criswell

Trisha Criswell

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