

MCA
This instrument prepared by:

ROSS F. BARNETT, ABENDROTH & RUSSELL, P.C., 2536 - 73rd Street, Urbandale, Iowa 50322

Phone # (515) 224-8885

Return to:

ESCROW PROFESSIONAL COMPANY, 1501 - 50th Street • Suite 375, West Des Moines, Iowa 50266

Mail tax statements to:

DAVID & REBECCA JONES, 716 W. Main Street, St. Charles, Iowa 50240

File #VKW (LB)07080033

\$195,000.00

WARRANTY DEED

Legal: **Lot Two (2) of WATERTOWER SUBDIVISION, in the City of St. Charles, Madison County, Iowa**

Address: 716 W. Main Street, St. Charles, Iowa

Parcel ID: 870002300033600



For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Kelly Adair and Kathy Adair, husband and wife**, do hereby convey unto, **David G. Jones and Rebecca R. Jones, husband and wife**, as Joint Tenants with full rights of survivorship and not as Tenants in Common, the above-described real estate.

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.

STATE OF IOWA)

COUNTY OF Lake) SS:

On this 17 day of April, 2007,
before me the undersigned, a Notary Public in and for
said State, personally appeared **Kelly Adair and
Kathy Adair, husband and wife**, to me known to be
the identical persons named in and who executed the
foregoing instrument and acknowledged that those
persons executed the same as their voluntary act and
deed.

Betsy M. Haas-Reineck
Notary Public in and for said State

Dated: April 17, 2007

Kelly Adair
Kelly Adair

Kathy Adair
Kathy Adair

