

Document 2007 2160

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Date 5/25/2007 Time 1:18 PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$207.20

Rev Stamp# 200 DOV# 209

LISA SMITH, COUNTY RECORDER

MADISON IOWA

IND ✓

ANNC

SCAN

CHEK



WARRANTY DEED

THE IOWA STATE BAR ASSOCIATION

Official Form #101

Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Jason Springer, 3115 Douglas Ave, Des Moines, IA 50310, Phone: (515) 255-4500

\$130,000.00

Taxpayer Information: (Name and complete address)

Brian Van Pelt, 814 S. 7th Ave, Winterset, IA

Return Document To: (Name and complete address)

Brian Van Pelt, 814 S. 7th Ave, Winterset, IA

Grantors:

John McDonald

Kris McDonald

Grantees:

Brian P. Van Pelt

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED

For the consideration of one Dollar(s) and other valuable consideration,
John McDonald and Kris McDonald, husband and wife,

Brian P. Van Pelt do hereby Convey to

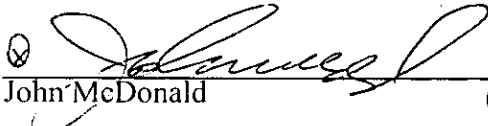
the following described real estate in Madison County, Iowa:

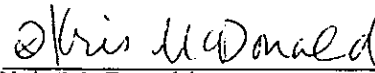
The East Half (1/2) of Lot Sixteen (16) of Hutchings' Addition to Winterset, Madison County, Iowa.
Subject to all easements, covenants and restrictions of record.



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: 5/16/07


John McDonald (Grantor)


Kris McDonald (Grantor)

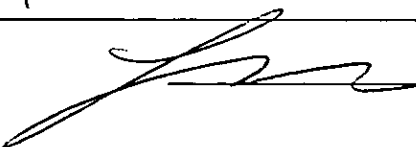
(Grantor)

(Grantor)

STATE OF IA, COUNTY OF Polk

This instrument was acknowledged before me on May 16 2007, by John McDonald and Kris McDonald, husband and wife,




_____, Notary Public