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Rec Amt \$14.00 Aud Amt \$5.00

Rev Transfer Tax \$190.40

Rev Stamp# 480 DOV# 534

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

INDX ✓

ANNO

SCAN

CHEK

This instrument prepared by:

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

Phone # (515) 453-4690

Return to:

Joel Nau and Annie Nau, 522 W Summit, Winterset, IA 50273

Mail tax statements to:

Joel Nau and Annie Nau, 522 W Summit, Winterset, IA 50273

File # 23987 JDM

WARRANTY DEED

Legal:

The North Half (1/2) of Lot Nine (9), except the North 102 Feet and 4 inches thereof, and all of Lot Eight (8), of the Subdivision of the Northeast part of the Nowrthwest Quarter (1/4) of the Northeast Quarter (1/4) of Section One (1), in Township Seventy-five (75) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, Except that part conveyed to the State of Iowa for highway purposes



For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **David R. Neff and Mary E. Neff, husband and wife**, do hereby convey unto **Thadd J. Nau and Anne L. Graham-Nau, 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 Grantees, 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 Madison)

SS:

Dated: June 23, 2010.

On this 23 day of June, 2010,
before me the undersigned, a Notary Public in and for said State, personally appeared **David R. Neff and Mary E. Neff, 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.

David R. Neff
David R. Neff

Karen S. Collins

Notary Public in and for said State

Mary E. Neff
Mary E. Neff

