



Document 2010 1513

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Date 7/02/2010 Time 1:51 PM

Rec Amt \$14.00 Aud Amt \$5.00

Rev Transfer Tax \$1,837.60

Rev Stamp# 487 DOV# 543

INDX ✓

ANNO

SCAN

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

CHEK



\$ 1,148,700.00

WARRANTY DEED

(Joint Tenancy)

THE IOWA STATE BAR ASSOCIATION
Official Form #103

Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Brett T. Osborn, 974 73rd Street, Ste. 20, Windsor Heights, IA 50324, Phone: (515) 223-6000

Taxpayer Information: (Name and complete address)

Scott and Jennifer Allen, 3365 Settlers Avenue, Truro, Iowa 50257

✓ **Return Document To:** (Name and complete address)

Brett T. Osborn, 974 73rd Street, Ste. 20, Windsor Heights, IA 50324, Phone: (515) 223-6000

Grantors:

Danny J. Allen
Sonia B. Allen

Grantees:

Scott L. Allen
Jennifer J. Allen

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED - JOINT TENANCY

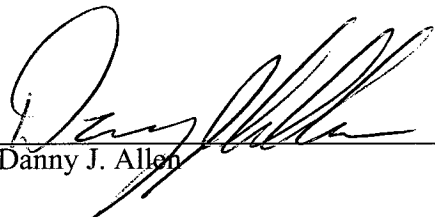
For the consideration of One (\$1.00) Dollar(s) and other valuable consideration,
Danny J. Allen and Sonia B. Allen, husband and wife,
Scott L. Allen and Jennifer J. Allen, husband and wife,

do hereby Convey to _____ as
Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real
estate in Madison County, Iowa:

The Southeast Quarter (1/4) and the East Half (1/2) of the Southwest Quarter (1/4) of Section Thirty-six
(36), in Township Seventy-four (74) North, Range Twenty-seven (27) West of the 5th P.M., Madison
County, Iowa, EXCEPT Parcel "A" located in the Northeast Quarter (1/4) of the Southeast Quarter (1/4)
of said Section Thirty-six (36), containing 10.260 acres, as shown in Plat of Survey filed in Book 2008,
Page 3325 on November 10, 2008, in the Office of the Recorder of Madison County, Iowa.

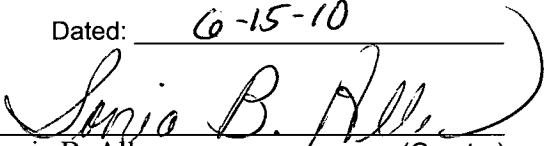


Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real
estate by title in fee simple; that they have good and lawful authority to sell and convey the real estate; that the
real estate is free and clear of all liens and encumbrances except as may be above stated; 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.



Danny J. Allen (Grantor)


(Grantor)

Dated: 6-15-10


Sonia B. Allen (Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF Madison
This instrument was acknowledged before me on June 15, 2010, by Danny J. Allen
and Sonia B. Allen, husband and wife



, Notary Public

