Document 2010 1952

Book 2010 Page 1952 Type 03 001 Pages 2
Date 8/20/2010 Time 2:14 PM
Rec Amt \$14.00 Aud Amt \$10.00 INDX
Rev Transfer Tax \$302.40 ANNO

Rev Stamp# 523 DOV# 586 LISA SMITH, COUNTY RECORDER SCAN CHEK

MADISON COUNTY 10WA

This instrument prepared by:

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

Phone # (515) 453-4690

Return to

Andrew Bartleman and Sheryl Bartleman, 2700 Woodland Ave, Saint Charles, IA 50240

34207Raghon

Mail tax statements to:

Andrew Bartleman and Sheryl Bartleman, 2700 Woodland Ave, Saint Charles, IA 50240

File # 24726

\$189,500,00

WARRANTY DEED

Legal: Parcel "E" located in the Southwest Quarter (1/4) of the Southwest Quarter (1/4) of Section Twenty-five (25), and in the Northwest Quarter (1/4) of the Northwest Quarter (1/4) of Section Thirty-six (36), ALL in Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, lowa, containing 10.29 acres, as shown in Amended Plat of Survey filed in Book 2010, Page 1354 on June 14, 2010 in the Office of the Recorder of Madison County, lowa.

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **John K. McDonald and Susan C. McDonald, husband and wife**, do hereby convey unto **Andrew Bartleman and Sheryl Bartleman, 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 Jowa) SS:
COUNTY OF Madison)
On this / day of Augus / , 2010, before me the undersigned, a Notary Public in and for said State, personally appeared John K. McDonald and Susan C. McDonald, 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

Notary Public in and for said State

voluntary act and deed.

RUSSEL D. STRAWN
Commission Number 220743
My Commission Expires

Dated: 8-1-10

John K. McDonald

Susan C. McDonald

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