

Document 2010 1989

Book 2010 Page 1989 Type 03 001 Pages 2
Date 8/24/2010 Time 10:22 AM
Rec Amt \$14.00 Aud Amt \$5.00 INDX Rev Transfer Tax \$212.00 ANNO
Rev Stamp# 526 DOV# 590 SCAN

LISA SMITH, COUNTY RECORDER MADISON COUNTY IOWA

This instrument prepared by:

MARK U. ABENDROTH, ABENDROTH & RUSSELL, P.C., 2536 – 73<sup>rd</sup> Street, Urbandale, Iowa 50322

Phone # (515) 453-4690

Return to

Joyce L. Von Rentzell, 837 4th St NE, Earlham, IA 50072

Mail tax statements to:

Joyce L. Von Rentzell, 837 4th St NE, Earlham, IA 50072

File # 24881 JDM

CHEK

133,000.00

## WARRANTY DEED

Legal:

The East Half (1/2) of Lot Eight (8) of McLaughlin Subdivision Plat Two (2), an Addition to the City of Earlham, Madison County, Iowa



For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Nancy L. Silverthorn, a single person**, does hereby convey unto **Joyce L. Von Rentzell, a single person**, the above-described real estate.

## SUBJECT TO ALL COVENANTS, RESTRICTIONS, AND EASEMENTS OF RECORD

Grantor does hereby covenant with Grantees, and successors in interest, that said Grantor holds the real estate by title in fee simple; that the Grantor has 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 Grantor covenants 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.

ABENDROTH & RUSSELL, P.C.

STATE OF IOWA	) ) SS:	
COUNTY OF Dallas	_ )	
On this day of August before me the undersigned, a said State, personally appears Silverthorn, a single person identical person named in and foregoing instrument and ackreperson executed the same as act and deed.	a Notary Public in and forced Nancy L.  n, to me known to be the d who executed the nowledged that the	e
Notary Publicin and for said C NICHO C OMMISSION MY COMM	CHARLES DE LAS J. SCAR ON NUMBER 746875 MISSION EXPIRES 5/15/2013	

Dated: 8-14-10.

Nancy-L. Silverthorn

Warranty Deed-Page 2