

Document 2009 1435

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Date 5/07/2009 Time 12:55 PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$228.00

Rev Stamp# 99 DOV# 102

INDX
ANNO
SCAN

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

MCA

This instrument prepared by:

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

Phone # (515) 453-4690

Return to:

Joshua N. Davis, 460 Second St, Truro, IA 50257

Mail tax statements to:

Joshua N. Davis, 460 Second St, Truro, IA 50257

File # 16394 kc

\$142,900.00

WARRANTY DEED

Legal: **Lot Four (4) of Wolfe Addition to the City of Truro, Madison County, Iowa.**



For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Everett S. Wolfe, a single person**, does hereby convey unto **Joshua N. Davis, 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.

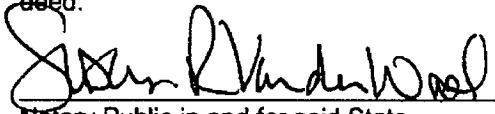
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

STATE OF IOWA)

COUNTY OF Warren)

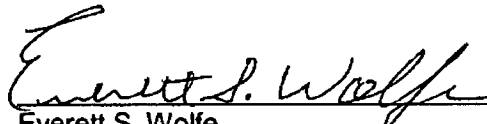
SS:

On this 5th day of May, 2009, before me the undersigned, a Notary Public in and for said State, personally appeared **Everett S. Wolfe**, a **single person**, to me known to be the identical person named in and who executed the foregoing instrument and acknowledged that the person executed the same as that person's voluntary act and deed.


Notary Public in and for said State



Dated: 5/5/09


Everett S. Wolfe

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