



Document 2010 2492

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Date 10/12/2010 Time 11:59 AM

Rec Amt \$14.00 Aud Amt \$5.00

Rev Transfer Tax \$212.00

Rev Stamp# 565 DOV# 636

INDX ✓
ANNO
SCAN
CHEK

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

\$133,000.00

1/2 2P

WARRANTY DEED

(CORPORATE GRANTOR)

THE IOWA STATE BAR ASSOCIATION

Official Form No. 104

Recorder's Cover Sheet

Preparer Information: (name, address and phone number)

Robert J. Douglas, Jr., 4201 Westown Pkwy #300, West Des Moines, IA 50266, Phone: (515) 288-2500

Taxpayer Information: (name and complete address)

Christopher and Erin Larsen, 1510 West Iowa Avenue, Indianola, IA 50125

Return Document To: (name and complete address)

Christopher Larsen, 1510 West Iowa Avenue, Indianola, IA 50125

Grantors:

Thad Graham

Grantees:

Christopher C. Larsen and Erin E. Larsen

Legal Description: See Page 2

Document or instrument number of previously recorded documents: N/A

WARRANTY DEED
(CORPORATE GRANTOR)

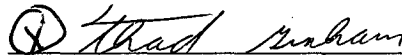
For the consideration of One (\$1.00) Dollar(s) and other valuable consideration, Thad Graham, single person, does hereby Convey to Christopher C. Larsen and Erin E. Larsen, husband and wife, as joint tenants with full rights of survivorship, and not as tenant sin common, the following described real estate in Madison County, Iowa:

Parcel "F" located in the NE 1/4 of the SW 1/4 of Section 23, Township 76 North, Range 27 West of the 5th P.M., Madison County, Iowa, containing 6.33 acres, as shown in Plat of Survey filed in Book 3, Page 485 on September 15, 1999 in the Office of the Recorder of Madison County, Iowa



The Company hereby covenants with grantees, and successors in interest, that it holds the real estate by title in fee simple; that it 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 it covenants to Warrant and Defend the real estate against the lawful claims of all persons, except as may be above stated.

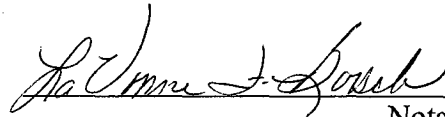
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, according to the context.



Thad Graham

STATE OF IOWA, COUNTY OF POLK

This instrument was acknowledged before me on October 8, 2010, by Thad Graham on his own behalf.



Notary Public

