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Date 4/15/2011 Time 11:25 AM

Rec Amt \$14.00 Aud Amt \$5.00

Rev Transfer Tax \$263.20

Rev Stamp# 100 DOV# 109

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

INDX ✓

ANNO

SCAN

CHEK

This instrument prepared by:
 MARK U. ABENDROTH, Abendroth & Russell, P.C., 2560 73rd St, Urbandale, IA 50322-4700 Phone No.: (515)278-0623
 Return to:
 Allison Nicole Acela, 2315 170th Trl, Winterset, IA 50273
 Mail tax statements to:
 Allison Nicole Acela, 2315 170th Trl, Winterset, IA 50273 Order No.: MES-32167/KC

1
2

\$ 165,000.00

WARRANTY DEED

Legal: The South 582 feet of the East 444 feet of the Northwest Quarter (1/4) of the Northwest Quarter (1/4) of Section Five (5), Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa



For the consideration of One Dollar (\$1.00) and other good valuable consideration, receipt of which is hereby acknowledged, **John McQuigg and Cora McQuigg, husband and wife**, do hereby convey unto **Allison Nicole Acela, a single person**, the above-described real estate.

ABENDROTH & RUSSELL, P.C.

GW # 1

SUBJECT TO ALL COVENANTS, RESTRICTIONS AND EASEMENTS OF RECORD

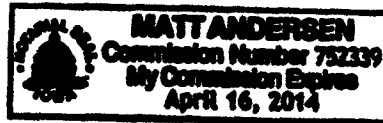
Grantors do hereby covenant with Grantee, and successors in interest, that said Grantors hold the real estate by title in fee simple; that the Grantors have good and lawful authority to sell and convey the real estate; that the real estate is free and clear of all liens and encumbrances except as may 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.

John McQuigg
John McQuigg
Cora McQuigg
Cora McQuigg

STATE OF Iowa)
COUNTY OF Madison) SS:

On this 11 day of April, 2011, before me, a Notary Public in and for said State, personally appeared the above-signed, to me personally known to be the person(s) named in and who executed the foregoing instrument, and acknowledged that the person(s) executed the same as their voluntary act and deed.



Notary Public in and for said State

Matt Andersen
4-16-14