



Document 2011 1411

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Rec Amt \$14.00 Aud Amt \$5.00  
Rev Transfer Tax \$559.20  
Rev Stamp# 159 DOV# 168  
LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

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Return To: Farmers & Merchants State Bank, Post Office Box 29, Winterset, IA 50273  
Preparer: Mark L. Smith, POB 230, Winterset, IA 50273, (515) 462-3731  
Taxpayer: Sean & Samantha Kennedy, 3251 - 280th Street, St. Charles, IA 50240



### WARRANTY DEED - JOINT TENANCY

For the consideration of -----\$350,000.00----- Dollar(s) and other valuable consideration,  
Travis Egli and Julie Egli, Husband and Wife

----- do hereby  
Convey to Sean Kennedy and Samantha Kennedy,

----- as Joint  
Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in  
MADISON County, Iowa:

See 1 in Addendum

Grantors do Hereby Covenant with grantees, and successors in interest, that 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 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.

Dated: May 31, 2011

Travis Egli (Grantor)

Julie Egli (Grantor)

STATE OF IOWA, COUNTY OF MADISON

This instrument was acknowledged before me on -----, by Travis Egli and Julie Egli



Gina M. Hackett, Notary Public

## Addendum

1.  The Southeast Quarter ( $\frac{1}{4}$ ) of the Southwest Quarter ( $\frac{1}{4}$ ) of Section Thirty-five (35), in Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa EXCEPT Parcel "C" located in the Southeast Quarter ( $\frac{1}{4}$ ) of the Southwest Quarter ( $\frac{1}{4}$ ) of said Section Thirty-five (35), containing 9.992 acres, as shown in Plat of Survey filed in Book 3, Page 574 on May 9, 2000, in the Office of the Recorder of Madison County, Iowa, AND EXCEPT Parcel "D" located in the Southeast Quarter ( $\frac{1}{4}$ ) of the Southwest Quarter ( $\frac{1}{4}$ ) of said Section Thirty-five (35), containing 10.000 acres, as shown in Plat of Survey filed in Book 3, Page 575 on May 9, 2000, in the Office of the Recorder of Madison County, Iowa.