



Document 2011 2856

Book 2011 Page 2856 Type 03 001 Pages 2

Date 10/26/2011 Time 10:18 AM

Rec Amt \$12.00 Aud Amt \$5.00

INDX
ANNO
SCAN

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK



WARRANTY DEED

THE IOWA STATE BAR ASSOCIATION

Official Form #101

Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Jeffrey G. Flagg, Atty, 3737 Woodland Avenue, Suite 405, West Des Moines, Iowa
50266 515/243-5244

Taxpayer Information: (Name and complete address)

David M. Croy and Barbara J. Croy, 9412 Aurora Avenue, Urbandale, Iowa 50322

Return Document To: (Name and complete address)

Jeffrey G. Flagg, Atty, 3737 Woodland Avenue, Suite 405, West Des Moines, Iowa
50266 515/243-5244

Grantors:

David M. Croy and Barbara J. Croy
husband and wife

Grantees:

David M. Croy Trust
Barbara J. Croy Trust

Legal description: See Page 2

Document or instrument number of previously recorded documents:

WARRANTY DEED

For the consideration of One (\$1.00) Dollar(s) and other valuable consideration, David M. Croy and Barbara J. Croy, husband and wife, do hereby Convey to David M. Croy and Barbara J. Croy, Trustees of the David M. Croy Trust and the Barbara J. Croy Trust dated the 24 day of October, 2011, and any amendments thereto, as tenants in common, each trust having an undivided one-half interest, the following described real estate in Madison County, Iowa:

All of our right, title and interest in and to:

Parcel A NE SE Section 018, Township 077, Range 028, Madison County, Iowa

(Family transaction - Consideration under \$500 - No revenue tax required)

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 acknowledgement hereof, shall be construed as in the singular or plural number and as masculine or feminine gender, according to the context.

Dated: 10-24 - , 2011.

David M. Croy
DAVID M. CROY

Barbara J. Croy
BARBARA J. CROY

STATE OF IOWA

)SS

COUNTY OF POLK

On this 24 day of October, 2011, before me, the undersigned, a Notary Public in and for said State; personally appeared David M. Croy and David J. Croy, to me known to be the persons named in and who executed the foregoing instrument and acknowledged that they executed the same as their voluntary act and deed.

Jeffrey G. Flagg
NOTARY PUBLIC - STATE OF IOWA

