



Document 2011 3418

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Date 12/16/2011 Time 2:41 PM

Rec Amt \$17.00 Aud Amt \$5.00

Rev Transfer Tax \$1,738.40

Rev Stamp# 366 DOV# 388

INDX

ANNO

SCAN

LISA SMITH, COUNTY RECORDER

CHEK

MADISON COUNTY IOWA



WARRANTY DEED

(Several Grantors)

THE IOWA STATE BAR ASSOCIATION

Official Form No. 102

Recorder's Cover Sheet

\$1,087,000

Preparer Information: (Name, address and phone number)

John E. Casper, 223 E. Court Avenue, P.O. Box 67, Winterset, Iowa 50273-0067

Phone: (515) 462-4912

✓ **Taxpayer Information:** (Name and complete address)

Kent Kiburz, 2303 W. Summit Street, Winterset, Iowa 50273

Return Document To: (Name and complete address)

~~John E. Casper, 223 E. Court Avenue, P.O. Box 67, Winterset, Iowa 50273-0067~~

Kent Kiburz

Grantors:

Roxanne Johnston
Richard Welch
Ruth Welch
Amy S. Webb
Kevin Webb
Travis W. Welch
Dyan Welch

Grantees:

Kent Kiburz

Legal description: See Page 2

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



WARRANTY DEED (Several Grantors)

For the consideration of One Million Eighty-Seven Thousand and 00/100ths

Dollar(s) and other valuable consideration,

Roxanne Johnston, a Single Person; Richard Welch and Ruth Welch, Husband and Wife; Amy S. Webb and Kevin Webb, Wife and Husband; and, Travis W. Welch and Dyan Welch, Husband and Wife;

do hereby Convey to
Kent Kiburz

the following described real estate in Madison County, Iowa:

The Northwest Quarter (NW 1/4) of Section Thirty-four (34), Township Seventy-six (76) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, EXCEPT Parcel "A" in the Northeast Quarter of the Northwest Quarter of Section 34, Township 76 North, Range 29 West of the 5th P.M., Madison County, Iowa more particularly described as follows: Commencing at the North Quarter Corner of Section 34, Township 76 North, Range 29 West of the 5th P.M., Madison County, Iowa, thence North 89°49'42" West 204.48 feet along the North line of the Northwest Quarter of said Section 34 to the Point of Beginning: thence South 00°06'36" West 457.77 feet; thence North 89°49'42" West 308.84 feet; thence North 00°06' East 457.77 feet to a point on the North line of said Northwest Quarter; thence South 89°49'42" East 308.84 feet to the Point of Beginning containing 3.246 Acres including 0.234 of County Road right-of-way.

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: 11/30/2011

Roxanne Johnston
Roxanne Johnston (Grantor)

Richard D. Welch
Richard Welch (Grantor)

Amy S. Webb
Amy S. Webb (Grantor)

Travis W. Welch
Travis W. Welch (Grantor)

Ruth E. Welch (Grantor)

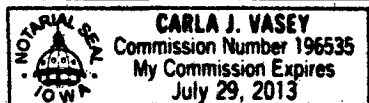
Ruth Welch (Grantor)

Kevin Webb (Grantor)

Dyan Welch (Grantor)

STATE OF IOWA, COUNTY OF MADISON

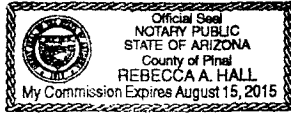
This instrument was acknowledged before me on November 30, 2011, by
Roxanne Johnston



Carla J. Vasey, Notary Public

STATE OF ARIZONA, COUNTY OF PINAL

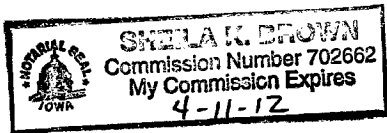
This instrument was acknowledged before me on November 7, 2011, by
Richard Welch and Ruth Welch



Rebecca A. Hall
Aug 15, 2015, Notary Public

STATE OF IOWA, COUNTY OF Union

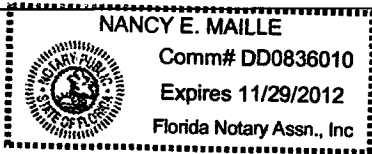
This instrument was acknowledged before me on December 3, 2011, by
Amy S. Webb and Kevin Webb



Sheila K. Brown
Sheila K. Brown, Notary Public

STATE OF FLORIDA, COUNTY OF ORANGE

This instrument was acknowledged before me on Nov. 21 2011, 2011, by
Travis W. Welch and Dyan Welch



Nancy E. Maille
Nancy Maille, Notary Public

STATE OF _____, COUNTY OF _____

This instrument was acknowledged before me on _____ by

_____, Notary Public

