



Document 2012 1233

Book 2012 Page 1233 Type 03 001 Pages 2
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Rec Amt \$12.00 Aud Amt \$15.00
Rev Transfer Tax \$226.40
Rev Stamp# 117 DOV# 121

INDX ✓
ANNO
SCAN
CHEK

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

This instrument prepared by:

MARK U. ABENDROTH, Abendroth & Russell, P.C., 2560 73rd St, Urbandale, IA 50322-4700

Phone No.: (515)453-4214

Return to:

Gerrit Foreman and Constance Foreman, 3101 280th St, Saint Charles, IA 50240

Mail tax statements to:

Gerrit Foreman and Constance Foreman, 3101 280th St, Saint Charles, IA 50240

Order No.: MES-37411/LA

\$ 142,000.00

WARRANTY DEED

Legal: Parcel "B" located in the Southeast Quarter (1/4) of the Southeast Quarter (1/4) of Section Thirty-three (33) and in the Southwest Quarter (1/4) of the Southwest Quarter (1/4) of Section Thirty-four (34) in Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., and in the North Four (4) Acres of the Northeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Four (4), Township Seventy-four (74), Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, containing 18.17 acres as shown in Amended Plat of Survey filed in Book 2009, Page 2661 on August 21, 2009, in the Office of the Recorder of Madison County, Iowa.



For the consideration of One Dollar (\$1.00) and other good valuable consideration, receipt of which is hereby acknowledged, **Brad Jacobs and Skye Jacobs, husband and wife**, do hereby convey unto **Gerrit Foreman and Constance Foreman, husband and wife**, as **Joint Tenants with full rights of survivorship and not as Tenants in Common**, the above-described real estate.

ABENDROTH & RUSSELL, P.C.

SUBJECT TO ALL COVENANTS, RESTRICTIONS AND EASEMENTS OF RECORD

Grantors do hereby covenant with Grantees, 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.

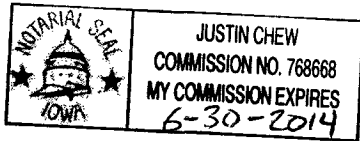
Brad Jacobs
Brad Jacobs

Skye Jacobs
Skye Jacobs

STATE OF Iowa)
COUNTY OF Warren)

SS:

This instrument was acknowledged before me on April 23 2012 by Brad Jacobs and Skye Jacobs, husband and wife.



Justin Chew
Notary Public in and for said State