



Document 2012 1669

Book 2012 Page 1669 Type 03 001 Pages 2
Date 6/07/2012 Time 4:08 PM
Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$79.20
Rev Stamp# 170 DOV# 180

INDX
ANNO
SCAN
CHEK

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

\$49,750

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Return To: Matthew G. Sease, 604 Locust St. Suite 500, Des Moines, IA 50309, (515) 883-2222
Preparer: Matthew G. Sease, 604 Locust St. Suite 500, Des Moines, IA 50309, (515) 883-2222
Taxpayer: ~~Matthew G. Sease~~ Christopher O Osore + Natalie Osore - 500 Boulder Ridge Court - Pleasant Hill, IA 50327



WARRANTY DEED - JOINT TENANCY

For the consideration of one Dollar(s) and other valuable consideration, Clifford A. Newman and Gabriella Mammana Newman (husband and wife)

do hereby Convey to Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common

Christopher O Osore and Natalie A. Osore as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in Madison County, Iowa:

see addendum #1
Actual consideration \$49,750.00 Deed stamp tax \$79.20

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.

[Signature]
Clifford A. Newman (Grantor)

Dated: June 7 - 2012
[Signature]
Gabriella Mammana Newman (Grantor)

STATE OF IOWA, COUNTY OF Polk
This instrument was acknowledged before me on 6/7/2012, by Clifford A. Newman and Gabriella Mammana Newman.

[Signature]
Notary Public

Anjel Hayworth
NOTARIAL SEAL - STATE OF IOWA
COMMISSION NUMBER 738871
COMMISSION EXPIRES 01-23-2015

Addendum

Twenty-five (25) of Woodland Valley Estates Plat No. 2 Subdivision located in the South Half (1/2) of the Northwest Quarter (1/4) of Section Twenty-one (21), Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, together with an undivided 1/31st interest for each lot in all common areas as set forth in the declaration of Association for Woodland Valley Estates Subdivision filed in Book 2004, Page 6107 and in the Declaration of Association for Woodland Valley Estates Plat No. 2 Subdivision filed in Book 2006, Page 2763 (and any supplements and amendments thereto);