

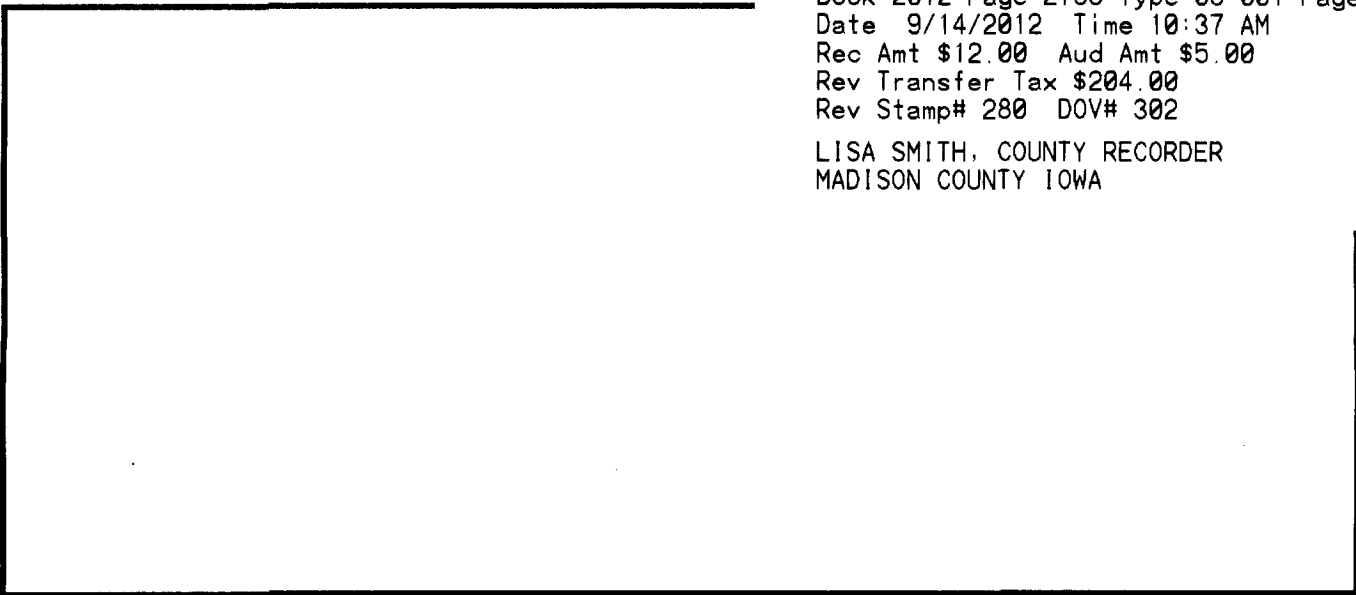


Document 2012 2733

Book 2012 Page 2733 Type 03 001 Pages 2
Date 9/14/2012 Time 10:37 AM
Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$204.00
Rev Stamp# 280 DOV# 302

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)453-4637

Return to:

Missy Strable, 120 Railroad St, Truro, IA 50257

Mail tax statements to:

Missy Strable, 120 Railroad St, Truro, IA 50257

Order No.: MES-41366/BS

\$128,000

WARRANTY DEED

Legal:

Commencing at a point 60 feet East and 68 feet North of the Southeast corner of Lot Twenty-two (22) in Block Eight (8) of the Original Town of Ego (now Truro), Madison County, Iowa, and running thence East 109 1/2 feet, thence North to the Southerly boundary line of the railroad right-of-way, thence in a Northwesterly direction along said line of said railroad right-of-way to the East line of Rail Road Street in said Town of Truro, thence South to the point of beginning.



For the consideration of One Dollar (\$1.00) and other good valuable consideration, receipt of which is hereby acknowledged, Adam McCuddin and Sarah McCuddin, husband and wife, do hereby convey unto Missy Strable, a single person, the above-described real estate.

ABENDROTH & RUSSELL, P.C.

1/2

SUBJECT TO ALL COVENANTS, RESTRICTIONS AND EASEMENTS OF RECORD

Grantors do hereby covenant with Grantee, 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.

Adam McCuddin
Adam McCuddin
Sarah McCuddin
Sarah McCuddin

STATE OF Iowa)
COUNTY OF Warren) SS:

This instrument was acknowledged before me on Sept 11 2012 by Adam McCuddin and Sarah McCuddin, husband and wife.

Cathy Hommer
Notary Public in and for said State

"NOTARIAL SEAL" IOWA
CATHY HOMMER
COMMISSION NUMBER 720282
My Commission Expires
1-7-2015