



Document 2012 3676

Book 2012 Page 3676 Type 03 001 Pages 2
Date 12/05/2012 Time 4:02 PM
Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$664.00
Rev Stamp# 367 DOV# 389
LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

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Return To: Covered Bridge Realty, 101 North 4th Avenue, Winterset, IA 50273
Preparer: Mark L. Smith, POB 230, Winterset, IA 50273, (515) 462-3731
Taxpayer: David and Karin Holder, 2548 Elderberry Avenue, Winterset, IA 50273



WARRANTY DEED - JOINT TENANCY

For the consideration of -----\$415,500.00----- Dollar(s) and other valuable consideration,
Matthew G. Knight, Single; and Katherine R. Knight, Single,

do hereby
Convey to David G. Holder and Karin B. Holder

as Joint
Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in
MADISON County, Iowa:
See 1 in Addendum

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.

Matthew G. Knight (Grantor)

Dated: Nov. 21 2012

Katherine R. Knight (Grantor)

STATE OF IOWA, COUNTY OF Madison
This instrument was acknowledged before me on November 21, 2012, by Matthew G. Knight
and Katherine R. Knight

NOTARIAL SEAL
CORI M. VOGL
Commission Number 770485
My Commission Expires

Notary Public

11-10-2014

Addendum

1.

The South Forty-nine (49) acres of the West Half ($\frac{1}{2}$) of the Northeast Quarter ($\frac{1}{4}$) of Section Twenty-three (23), Except a tract in the Southwest corner thereof 9 rods East and West and 2 rods North and South, all in Township Seventy-five (75) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa.

