



BK: 2012 PG: 3842 Type 03 001 Pages 1
Recorded: 12/17/2012 at 1:52:42.0 PM
Fee Amount: \$12.00
Revenue Tax: \$159.20
LISA SMITH RECORDER
Madison County, Iowa
Rev Stamp# 383 DOV# 405

INDX ✓
ANNO
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Return To: Jerrold B. Oliver, POB 230, Winterset, IA 50273
Preparer: Jerrold B. Oliver, POB 230, Winterset, IA 50273 Phone: 515/462-3731
Taxpayer: Jeffrey L. Taylor and Patrisha L. Taylor, 305 Atkinson Street, Truro, IA 50257



WARRANTY DEED - JOINT TENANCY

For the consideration of -----\$100,000.00----- Dollar(s) and other valuable consideration,
Carol A. Cobbs, Single

do hereby
Convey to Jeffrey M. Taylor and Patrisha L. Taylor,

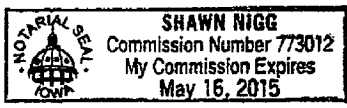
as Joint
Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in
Madison County, Iowa:
Lots One (1) and Two (2) in Block One (1) of Atkinson's First Addition to the Town of Truro,
Madison County, Iowa.

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: 12-13-12

Carol A. Cobbs
Carol A. Cobbs (Grantor) (Grantor)

STATE OF IOWA, COUNTY OF MADISON
This instrument was acknowledged before me on December 13, 2012, by Carol A. Cobbs



Shawn Nigg
Notary Public

(This form of acknowledgment for individual grantor(s) only)