



Document 2013 599

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Date 2/26/2013 Time 12:58 PM

Rec Amt \$7.00 Aud Amt \$5.00

Rev Transfer Tax \$124.80

Rev Stamp# 49 DOV# 46

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

INDX ✓

ANNO

SCAN

CHEK

\$ 78,500.00

Prepared by: James L. Bergkamp, Jr., ICIS #AT0000823  
218 S. 9<sup>th</sup> St., P.O. Box 8, Adel, IA 50003  
Phone (515)993-1000

Send Tax Statement to: Ron Berdine and Sharon Berdine, Trustees  
of the Berdine Family Revocable Living Trust dated October 23, 2001  
1878 158<sup>th</sup> Court, Earlham, IA 50072

Return to: Ron Berdine and Sharon Berdine, Trustees  
of the Berdine Family Revocable Living Trust dated October 23, 2001  
1878 158<sup>th</sup> Court, Earlham, IA 50072

### WARRANTY DEED

For the consideration of One and no/100 (\$1.00) Dollar and other valuable consideration, Jessica J. McDonald n/k/a Jessica Henry and Bradley Warren Henry, wife and husband, (Grantors) do hereby Convey to Ronald J. Berdine and Sharon E. Berdine as Trustees of the Berdine Family Revocable Living Trust dated October 23, 2001, (Grantees) the following described real estate in Madison County, Iowa:

Lot Seven (7) in Block Three (3) of Danforth's Addition to the Town of Winterset, Madison County, Iowa;

subject to any easements and restrictions of record.

Document or instrument number of previously recorded documents: \_\_\_\_\_

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.

STATE OF IOWA, COUNTY OF POLK, ss:

Dated: 2-20-13

This instrument was acknowledged before me on February 20<sup>th</sup>, 2013, by Jessica J. McDonald n/k/a Jessica Henry and Bradley Warren Henry, wife and husband.

Jessica Henry (Grantor)

Bradley Warren Henry (Grantor)

Angela D. MEEK, Notary Public

