



Document 2013 1755

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Rec Amt \$12.00 Aud Amt \$5.00

Revenue Tax: \$663.20

LISA SMITH RECORDER

Madison County, Iowa

Rev Stamp# 164 DOV# 165

INDX
ANNO
SCAN
CHEK

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

Send Tax Statement to: John A. Crow and Gina M. Crow
1623 Mueller Court, Winterset, IA 50273

Return to: John A. Crow and Gina M. Crow
1623 Mueller Court, Winterset, IA 50273

\$415,000.00

WARRANTY DEED – JOINT TENANCY

For the consideration of One and no/100 (\$1.00) Dollar and other valuable consideration, Thomas N. Turner and Tara A. Turner, husband and wife, (Grantors) do hereby Convey to John A. Crow and Gina M. Crow, husband and wife, (Grantees) as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in Madison County, Iowa:

Parcel "Q" located in that part of the Northwest Quarter (¼) of the Southeast Quarter (¼) of Section Three (3), Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th Principal Meridian, Madison County, Iowa, containing 3.39 acres, as shown in Plat of Survey filed in Book 3, Page 597 on June 9, 2000, in the Office of the Recorder of 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 Madison, ss: Dated: 6-9-13

This instrument was acknowledged before me on

June 9, 2013, by

Thomas N. Turner and Tara A. Turner, husband and wife.

[Signature]
Thomas N. Turner (Grantor)

[Signature]
Tara A. Turner (Grantor)

[Signature]
Heather Starr, Notary Public

