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Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$216.00

Rev Stamp# 209 DOV# 213

INDX

ANNO

SCAN

LISA SMITH, COUNTY RECORDER

CHEK

MADISON COUNTY IOWA

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Official Form No. 103 - May 2006

Mark L. Smith

FOR THE LEGAL EFFECT OF THE USE OF  
THIS FORM, CONSULT YOUR LAWYER

Return To: Mark L. Smith, POB 230, Winterset, IA 50273, (515) 462-3731

Preparer: Mark L. Smith, POB 230, Winterset, IA 50273, (515) 462-3731

Taxpayer: Thomas R. Arpy, Jr. and Kathy L. Arpy, 607 North John Wayne Drive, Winterset, IA 50273



### WARRANTY DEED - JOINT TENANCY

For the consideration of -----\$135,500.00----- Dollar(s) and other valuable consideration,  
Marvin D. Boggs and Carol S. Boggs, Husband and Wife,

do hereby

Convey to Thomas R. Arpy, Jr. and Kathy L. Arpy,

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.

Dated: 7/25/13

Marvin D. Boggs  
Marvin D. Boggs (Grantor)

Carol S. Boggs  
Carol S. Boggs (Grantor)

STATE OF IOWA, COUNTY OF MADISON

This instrument was acknowledged before me on 7/25/13, by Marvin D. Boggs  
and Carol S. Boggs

Robert C. Duff, Notary Public



## Addendum

1.

The North 38 ½ feet of Lots Five (5) and Six (6) of Block Thirteen (13) of Pitzer & Knight's Addition to the City of Winterset, Iowa; AND the South Half (½) of Lots Three (3) and Four (4) in said Block Thirteen (13) of Pitzer & Knight's Addition to the City of Winterset, Iowa; AND a part of the former alley lying North of said Lots Five (5) and Six (6) and lying South of said Lots Three (3) and Four (4), more particularly described as follows, to wit: Commencing at the Northwest corner of said Lot Five (5), running thence North 16½ feet, thence East 132 feet, thence South 16½ feet, thence West 132 feet to the place of beginning;

