



Document 2013 2595

BK: 2013 PG: 2595 Type 03 001 Pages 1  
Recorded: 9/3/2013 at 3:28:34.0 PM  
Fee Amount: \$12.00  
Revenue Tax: \$115.20  
LISA SMITH RECORDER  
Madison County, Iowa

INDX  
ANNO  
SCAN  
CHEK

THE IOWA STATE BAR ASSOCIATION Official Form No. 103 - May 2006  
Jerrold B. Oliver  
FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER  
Return To: Michael D. Abbott and Tosha N. McDonald, 120 W Filmore, Winterset, IA 50273  
Preparer: Jerrold B. Oliver, P.O. Box 230, Winterset, IA 50273, (515) 462-3731  
Taxpayer: Michael D. Abbott and Tosha N. McDonald, 120 W Filmore, Winterset, IA 50273



WARRANTY DEED - JOINT TENANCY

For the consideration of \$72,500.00 Dollar(s) and other valuable consideration,  
Darlene M. Alexander, Single

do hereby

Convey to Michael D. Abbott and Tosha N. McDonald

as Joint

Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in

Madison County, Iowa:  
Lot Three (3) in Block Ten (10) of Pitzer & Knight's Addition to the City of Winterset, 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: 8-27-2013

*Darlene M. Alexander*  
Darlene M. Alexander (Grantor)

(Grantor)

STATE OF IOWA COUNTY OF MADISON  
This instrument was acknowledged before me on 8-27-2013, by Darlene M. Alexander

*Toni Marie Tindle*  
Toni Marie Tindle, Notary Public



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