



Document 2013 3528

Book 2013 Page 3528 Type 03 001 Pages 1
Date 11/22/2013 Time 12:08 PM
Rec Amt \$7.00 Aud Amt \$5.00
Rev Transfer Tax \$271.20
Rev Stamp# 363 DOV# 375
LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

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Official Form No. 101 - August 2013

Mark L. Smith

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

✓ Return To: Madison County Realty, 65 Jefferson, Winterset, IA 50273
Preparer: Mark L. Smith, POB 230, Winterset, IA 50273, (515) 462-3731
Taxpayer: Pamela J. Miller, 308 N. 14th Avenue, Winterset, IA 50273



WARRANTY DEED

For the consideration of -----\$170,000.00----- Dollar(s) and other valuable consideration,
James Yeater and Rachael Yeater, Husband and Wife,

do hereby

Convey to Pamela J. Miller

the

following described real estate in MADISON County, Iowa:
Lot One (1) of Sunset Acres, Plat Two (2), an Additon 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.

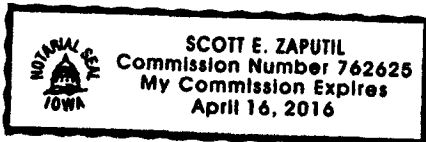
Dated: 11/13/13

[Signature]
James Yeater (Grantor)

[Signature]
Rachael Yeater (Grantor)

STATE OF IOWA COUNTY OF Linn

This record was acknowledged before me this 13th day of November, 2013, by James Yeater and Rachael Yeater



[Signature]
Signature of Notary Public

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