



Document 2013 3610

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Recorded: 12/2/2013 at 2:53:47.0 PM  
Rec Amt \$7.00 Aud Amt \$5.00  
Revenue Tax: \$0.00  
LISA SMITH RECORDER  
Madison County, Iowa

INDX  
ANNO  
SCAN  
CHEK

Preparer Information David M. Erickson, 215 10th Street, Suite 1300, Des Moines, Iowa 50309, (515) 288-2500

Individual's Name	Street Address	City	Phone
Return to: Danielle Day, DavisBrown Law Firm, Davis Brown Tower, 215 10th Street, Suite 1300, Des Moines, Iowa 50309			
Address and tax statement to: Wells Fargo Home Mortgage, 1 Home Campus, Des Moines, IA 50328			

### WARRANTY DEED

For the consideration of one dollar (\$1.00) Dollar(s) and other valuable consideration, Patricia A. Humphrey, a single person, does hereby Convey to Wells Fargo Bank, N.A. the following described real estate in Madison County, Iowa:

Lot Five (5) of Fox Bend Plat 1, an Official Plat, now included in and forming a part of the City of Patterson, Madison County, Iowa.

**Consideration is less than \$500.00 and conveying back to mortgage company in lieu of foreclosure therefore no transfer tax, Groundwater Hazard Statement, or Declaration of Value required pursuant to Section 428A.2(18), Iowa Code.**

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: 9/4/13

*Patricia A. Humphrey*  
Patricia A. Humphrey

STATE OF MINNESOTA, OLMSTED COUNTY, ss:

On this 4th day of September, 2013, before me, the undersigned, a Notary Public in and for said State, personally appeared, Patricia A. Humphrey, a single person, to me known to be the identical persons named in and who executed the foregoing record and acknowledged that they executed the same as their voluntary act and deed.

*Matthew E. Berg* 9/4/13  
Notary Public  
My Commission Expires: 01/31/2018

