



Document 2013 3854

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Recorded: 12/30/2013 at 3:53:37.0 PM

Fee Amount: \$22.00

Revenue Tax: \$0.00

LISA SMITH RECORDER

Madison County, Iowa

INDX ✓

ANNO

SCAN

CHEK



WARRANTY DEED
THE IOWA STATE BAR ASSOCIATION
Official Form #101
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

James T. Blazek, Blazek & Gregg, PC, LLO, 11580 West Dodge Road, Omaha, NE 68154, Phone: (402) 496-3432

Taxpayer Information: (Name and complete address)

Robert J. & Debra D. Murphy, 2329 U.S. Hwy. 169, Mount Ayr, Iowa 50854

Return Document To: (Name and complete address)

James T. Blazek, Attorney, 11580 W. Dodge Road, Omaha, NE 68154

Grantors:

Robert J. Murphy, Manager
Debra D. Murphy, Manager
Burton Murphy, Manager
Nicole Murphy, Manager

Grantees:

Robert J. Murphy
Debra D. Murphy

Legal description: See Page 2

Document or instrument number of previously recorded documents:

Book 2013, Page 2799



WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration,
Murphopolis, LLC, a Wyoming Close Limited Liability Company

do hereby Convey to
Robert J. Murphy and Debra D. Murphy, husband and wife, as Joint Tenants, and not as Tenants in
Common. the
following described real estate in Madison County, Iowa:

The West 3/4 of Lot 13, Helen McCall Huntoon Addition, Plat No. 3 to the City of Winterset, Madison County, Iowa, which is also described as beginning at the Northwest Corner of said Lot 13; thence South 00 deg. 00'00" 242.07 feet to the Southwest Corner of said Lot 13; thence South 89 deg. 20'30" East, 157.13 feet along the South line of said Lot 13; thence North 00 deg. 00'00", 254.91 feet to the North line of said Lot 13; thence South 85 deg. 59'00" West, 157.51 feet to the point of beginning.

This deed is exempt according to Iowa Code 428A.2(15 & 22).

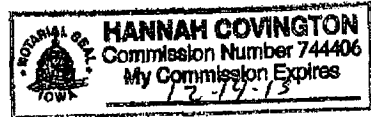
Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have good and lawful authority to sell and Convey the real estate; that the real estate is free and clear of all liens and encumbrances except as may be above stated; 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: 12-24-13

Robert J. Murphy
Robert J. Murphy, Manager (Grantor)
Burton Murphy
Burton Murphy, Manager (Grantor)

Debra D. Murphy
Debra D. Murphy, Manager (Grantor)
Nicole Murphy
Nicole Murphy, Manager (Grantor)

STATE OF IOWA, COUNTY OF RINGGOLD
This instrument was acknowledged before me on December 24, 2013, by Robert J. Murphy and Debra D. Murphy, Managers



Hannah Covington, Notary Public

STATE OF IOWA, COUNTY OF RINGGOLD
This instrument was acknowledged before me on December 24, 2013, by Burton
Murphy, Manager



[Signature], Notary Public

STATE OF Iowa
~~KANSAS~~, COUNTY OF Ringgold
This instrument was acknowledged before me on December 24, 2013, by Nicole
Murphy, Manager



[Signature], Notary Public

STATE OF _____, COUNTY OF _____
This instrument was acknowledged before me on _____, by _____

_____, Notary Public