



Document 2014 104

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Date 1/14/2014 Time 3:37 PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$324.80

Rev Stamp# 23 DOV# 26

INDX ✓

ANNO

SCAN

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

CHEK

This instrument prepared by:

JOSEPH F. WALLACE, Abendroth & Russell, P.C., 2560 73rd St, Urbandale, IA 50322-4700

Phone No.: (515)453-4214

Return to:

Michael J Zech, 2607 Quail Ridge Trl, Winterset, IA 50273

Mail tax statements to:

Michael J Zech, 2607 Quail Ridge Trl, Winterset, IA 50273

Order No.: MES-49707/KS

\$ 203,500.00

WARRANTY DEED

Legal:

A parcel of land in the SW 1/4 of the NW 1/4 of Section 25, Township 76 North, Range 27 West of the 5th P.M., Madison County, Iowa, containing 3.000 acres, as shown in Plat of Survey filed in Book 2, Page 272 on October 3, 1991, in the Office of the Recorder of Madison County, Iowa.



For the consideration of One Dollar (\$1.00) and other good valuable consideration, receipt of which is hereby acknowledged, Hal Yeager and Tamra McKinley-Yeager, husband and wife, do hereby convey unto Michael J Zech, a single person, the above-described real estate.


ABENDROTH & RUSSELL, P.C.

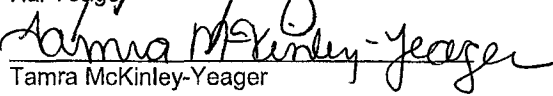
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SUBJECT TO ALL COVENANTS, RESTRICTIONS AND EASEMENTS OF RECORD

Grantors do hereby covenant with Grantee, and successors in interest, that said Grantors hold the real estate by title in fee simple; that the Grantors 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.



Hal Yeager


Tamra McKinley-Yeager

STATE OF Iowa)
COUNTY OF Polk) SS:

This instrument was acknowledged before me on DECEMBER 14 2013 by Hal Yeager and Tamra McKinley-Yeager.



Notary Public in and for said State

