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Book 2014 Page 1697 Type 03 001 Pages 2

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Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$165.60

Rev Stamp# 230 DOV# 238

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

✓ INDX
ANNO
SCAN
CHEK

Preparer: Joseph W. Coppola III, 4201 Westown Pkwy - Ste 250, W. Des Moines, IA 50266 (515) 283-1801 (1512ESP)

✓ Return To: Andrea N. Wyllie, 250 NW Poplar Avenue, Earlham, Iowa 50072

Taxpayer Information: Andrea N. Wyllie, 250 NW Poplar Avenue, Earlham, Iowa 50072

\$104,000

WARRANTY DEED

For the consideration of One (\$1.00) Dollar and other valuable consideration, **Judith A. Lucas and Christopher Lucas, wife and husband**, do hereby Convey to **Andrea N. Wyllie and Corey J. Wyllie, wife and husband**, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Dallas County, Iowa:

The North 60 feet of the West Two-thirds (2/3) of Lot Three (3) in Block Nine (9) of Wilson's Addition to the Town of Earlham, Madison County, Iowa, except the East 5 feet thereof;

Subject to all covenants, restrictions and easements of record.

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.

