



Document 2014 1747

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Date 7/21/2014 Time 1:40 PM

Rec Amt \$7.00 Aud Amt \$5.00

Rev Transfer Tax \$66.40

Rev Stamp# 234 DOV# 242

INDX

ANNO

SCAN

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

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Official Form No. 103 - May 2006

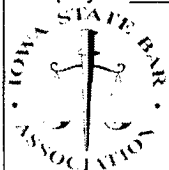
Mark L. Smith

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: Scott E. and Jennifer Van Wyk, 2951 - 155th Street, Van Meter, IA 50261



WARRANTY DEED - JOINT TENANCY

For the consideration of -----\$42,000.00----- Dollar(s) and other valuable consideration,
Brian Paul Mulvihill, Single,

do hereby

Convey to Scott E. Van Wyk and Jennifer Van Wyk,

as Joint

Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in
MADISON County, Iowa:

Lot One (1) of Donegal Highlands, a Subdivision of the South Half (S 1/2) of the Northeast Quarter (NE 1/4)
of Section Thirty-two (32), Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5th P.M.,
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: July 7th, 2014

Brian Paul Mulvihill

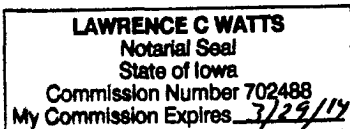
Brian Paul Mulvihill

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF Madison

This record was acknowledged before me this 7 day of July, 2014, by
Brian Paul Mulvihill



Lawrence C. Watts
Signature of Notary Public