



Document 2014 1760

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Date 7/22/2014 Time 1:37 PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$1,015.20

Rev Stamp# 239 DOV# 247

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)453-4771

Return to:

Douglas G. Bruce and Mary K. Bruce, 2787 State Hwy 92, Winterset, IA 50273

Mail tax statements to:

Douglas G. Bruce and Mary K. Bruce, 2787 State Hwy 92, Winterset, IA 50273

Order No.: MES-53548/BK

\$635,000

## WARRANTY DEED

Legal: **Lot Two (2) of Ryan's West Subdivision located in the North Half (N1/2) of the Northeast Quarter (NE1/4) of Section Twenty-five (25), Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa.**



For the consideration of One Dollar (\$1.00) and other good valuable consideration, receipt of which is hereby acknowledged, **Michael E. Bauer and Malissa K. Bauer, husband and wife**, do hereby convey unto **Douglas G. Bruce and Mary K. Bruce, husband and wife**, as **Joint Tenants with full rights of survivorship and not as Tenants in Common**, the above-described real estate.

