



Document 2014 3255

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Fee Amount: \$17.00

Revenue Tax: \$1,886.40

LISA SMITH RECORDER

Madison County, Iowa

INDX  
ANNO  
SCAN  
CHEK

Rev Stamp# 455 DOV# 486

\$1,179,200.00

Prepared by: James L. Bergkamp, Jr., ICIS #AT0000823  
218 S. 9<sup>th</sup> St., P.O. Box 8, Adel, IA 50003  
Phone (515)993-1000

Send Tax Statement to: Paul B. Nardini  
2390 Highway 30, Tama, IA 52339

Return to: Paul B. Nardini  
2390 Highway 30, Tama, IA 52339

### WARRANTY DEED

For the consideration of One and no/100 (\$1.00) Dollar and other valuable consideration, Fred K. Carpenter and Jayne Elizabeth Carpenter, husband and wife, (Grantors) do hereby Convey to Paul B. Nardini (Grantee) the following described real estate in Madison County, Iowa:

The West Half (W ½) of the Southwest Quarter (SW ¼) and the North 54 Acres of the East Half (E ½) of the Southwest Quarter (SW ¼) of Section Twenty-six (26) in Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5<sup>th</sup> P.M., Madison County, Iowa;

subject to any easements and restrictions of record.

Document or instrument number of previously recorded documents: \_\_\_\_\_

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.

STATE OF ARIZONA,

Dated: 12-26-14

COUNTY OF Maricopa, ss:

This instrument was acknowledged before me on December 26th, 2014, by

Fred K. Carpenter  
Fred K. Carpenter (Grantor)

Fred K. Carpenter and Jayne Elizabeth Carpenter,  
husband and wife.

Jayne Elizabeth Carpenter  
Jayne Elizabeth Carpenter (Grantor)

Steven J. Moog  
Notary Public

