



Document 2015 209

Book 2015 Page 209 Type 03 001 Pages 1

Date 1/27/2015 Time 3:29 PM

Rec Amt \$7.00 Aud Amt \$5.00

Rev Transfer Tax \$810.40

Rev Stamp# 17 DOV# 19

INDX ✓

ANNO

SCAN

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

CHEK

THE IOWA STATE BAR ASSOCIATION
Official Form No. 101 - August 2013

Jerrold B. Oliver

FOR THE LEGAL EFFECT OF THE USE OF
THIS FORM, CONSULT YOUR LAWYER

Return To: Randy A. Berry, 1983 305th Street, Winterset, IA 50273

Preparer: Jerrold B. Oliver, P. O. Box 230, Winterset, IA 50273, Phone: (515) 462-3731

Taxpayer: Randy A. Berry and JoAnn K. Berry, 1983 305th Street, Winterset, IA 50273



WARRANTY DEED

For the consideration of \$506,640.00 Dollar(s) and other valuable consideration,
Betty Johnston, Single

do hereby

Convey to Randy A. Berry and JoAnn K. Berry, Husband and Wife,

the

following described real estate in Madison County, Iowa:
The Northwest Quarter (NW $\frac{1}{4}$) of the Southwest Quarter (SW $\frac{1}{4}$) and the Southwest Quarter (SW $\frac{1}{4}$) of
the Northwest Quarter (NW $\frac{1}{4}$) of Section Twenty-one (21); all in Township Seventy-four (74) North,
Range Twenty-eight (28) 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: 1-26-15

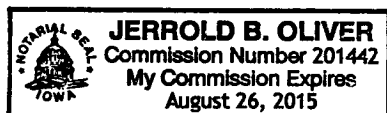
Betty Johnston
Betty Johnston

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me this 26 day of May, 2015, by Betty Johnston



Jerrold B. Oliver
Signature of Notary Public

(This form of acknowledgment for individual grantor(s) only)