



Document 2015 763

BK: 2015 PG: 763 Type 03 001 Pages 2

Recorded: 3/25/2015 at 3:46:05.0 PM

Fee Amount: \$17.00

Revenue Tax: \$248.80

LISA SMITH RECORDER

Madison County, Iowa

INDX
ANNO
SCAN
CHEK

Rev Stamp# 77 DOV# 86

WARRANTY DEED
THE IOWA STATE BAR ASSOCIATION
Official Form No. 101
Recorder's Cover Sheet

\$ 156,000.00

Preparer Information: (name, address and phone number)

Adam Doll, 1009 Main Street, Adel, IA 50003, Phone: (515) 993-4545

Taxpayer Information: (name and complete address)

Daniel Hilsabeck, 33628 L. Avenue, Adel, Iowa 50003

Return Document To: (name and complete address)

Adam Doll, 1009 Main Street, Adel, IA 50003, Phone: (515) 993-4545

Grantors:

Josie Innis a/k/a Josephine Innis and
Jack Gittinger

Grantees:

Daniel J. Hilsabeck

Legal Description: See Page 2

Document or instrument number of previously recorded documents: 2003/6724

WARRANTY DEED

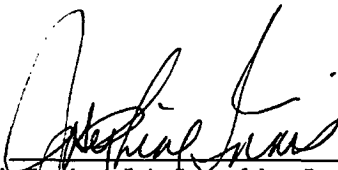
For the consideration of One Dollar(s) and other valuable consideration, Josie Innis, a/k/a Josephine Innis, and Jack Gittinger, wife and husband, do hereby Convey to Daniel J. Hilsabeck the following described real estate in Madison County, Iowa:

The Northwest Quarter of the Southeast Quarter (NW 1/4 SE 1/4) of Section One (1) Township Seventy-five (75) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa.

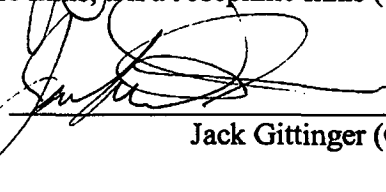
Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have good and lawful authority to sell and Convey the real estate; that the real estate is free and clear of all liens and encumbrances except as may be above stated; 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: March 23, 2015



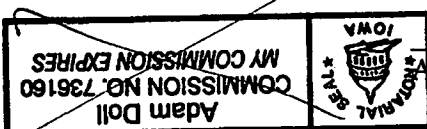
Josie Innis, a/k/a Josephine Innis (Grantor)



Jack Gittinger (Grantor)

STATE OF IOWA, COUNTY OF DALLAS

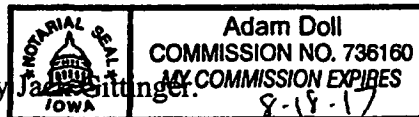
This record was acknowledged before me this 23rd day of March, 2015 by Josie Innis, a/k/a Josephine Innis.



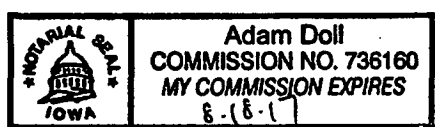
Adam Doll, Signature of Notary Public

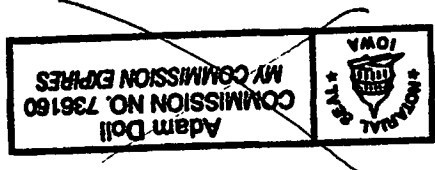
STATE OF IOWA, COUNTY OF DALLAS

This record was acknowledged before me this 23rd day of March, 2015 by Jack Gittinger.



Adam Doll, Signature of Notary Public


Adam Doll
COMMISSION NO. 736160
MY COMMISSION EXPIRES
8-18-17


Adam Doll
COMMISSION NO. 736160
MY COMMISSION EXPIRES