



Document 2015 1094

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Rev Transfer Tax \$61.60
Rev Stamp# 114 DOV# 126

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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA



\$39,000

WARRANTY DEED

(Joint Tenancy)

THE IOWA STATE BAR ASSOCIATION
Official Form #103

Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Samuel H. Braland
P.O. Box 370
Earlham, Iowa 50072

Taxpayer Information: (Name and complete address)

Daniel H. Matthias and Juanita K. Matthias
4014 Scenic Drive
Waterloo, Iowa 50701

Return Document To: (Name and complete address)

Samuel H. Braland
P.O. Box 370
Earlham, Iowa 50072

Grantors:

Ben W. Johnson
Terri Johnson

Grantees:

Daniel H. Matthias
Juanita K. Matthias

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED - JOINT TENANCY

For the consideration of \$39,000.00----- Dollar(s) and other valuable consideration,
BEN W. JOHNSON and TERRI JOHNSON, husband and wife,

do hereby Convey to
DANIEL H. MATTHIAS and JUANITA K. MATTHIAS, husband and wife,

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

A tract of land located in the Northeast Quarter (NE¼) of the Northeast Quarter (NE¼) of Section 2,
Township 75 North, Range 27 West of the 5th P.M., Madison County, Iowa, containing 3.02 acres,
more or less, as shown in Plat of Survey filed in Book 2, Page 423 on November 23, 1993, in the Office
of the Recorder of 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: April 29, 2015

Ben W. Johnson
Ben W. Johnson (Grantor)

(Grantor)

Terri Johnson
Terri Johnson (Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF MADISON
This instrument was acknowledged before me on April 29, 2015, by Ben W. Johnson and Terri Johnson

Toni Marie Tindle
, Notary Public

