

Document 2015 1637

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

LISA SMITH, COUNTY RECORDER MADISON COUNTY IOWA

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©THE IOWA STATE BAR ASSOCIATION FOR THE LEGAL EFFECT OF THE USE OF Mark L. Smith Official Form No. 103 - May 2006 THIS FORM, CONSULT YOUR LAWYER Return To: Madison County Realty, 65 Jefferson, Winterset, IA Preparer: Mark L. Smith, POB 230, Winterset, IA 50273, (515) 462-3731 Taxpayer: Norman& Nancy Stephenson, 815 East Court, Winterset, IA WARRANTY DEED - JOINT TENANCY For the consideration of -----\$25,000,00------ Dollar(s) and other valuable consideration, James Boltz, Single do hereby Convey to Norman Eugene Stephenson and Nancy Theresa Stephenson as joint tenants with full rights of survivorship and not as tenants in common as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in MADISON County, Iowa: The North Half (½) of Lots One (1) and Two (2) in Block Four (4) of Pitzer & Knight's Addition to the City of Winterset, 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. (Grantor) (Grantor) **FLORIDA COUNTY OF** This record was acknowledged before me this James Boltz Signature of Notary Public CECILIA M. BRADEN Notary Public, State of Florida Commission # EE 213545 My comm, expires Aug. 20, 2016