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Book 2015 Page 1700 Type 03 001 Pages 2

Date 6/19/2015 Time 2:55:58PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$183.20

Rev Stamp# 174 DOV# 187

INDX ✓

ANNO

SCAN

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

CHEK

This instrument prepared by:

JOSEPH F. WALLACE, Abendroth & Russell, P.C., 2560 73rd St, Urbandale, IA 50322-4700

Phone No.: (515)453-4637

Return to: 2950

Lee Cline Hwy 92, Greenfield, IA 50849

Mail tax statements to:

Lee Cline Hwy 92, Greenfield, IA 50849

Order No.: MES-59209/BS

$\frac{1}{2}$

\$115,000

WARRANTY DEED

Legal: Lot 11 of Honor's Acres Second Addition to the Town of Winterset, Madison County, Iowa.



For the consideration of One Dollar (\$1.00) and other good valuable consideration, receipt of which is hereby acknowledged, **Barbara Kay Foreman f/k/a Barbara Kay Moore, a single person**, does hereby convey unto **Lee Cline**, the above-described real estate.

SUBJECT TO ALL COVENANTS, RESTRICTIONS AND EASEMENTS OF RECORD

Grantor does hereby covenant with Grantee, and successors in interest, that said Grantor holds the real estate by title in fee simple; that the Grantor has 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 Grantor covenants 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.

Barbara Kay Foreman
Barbara Kay Foreman

STATE OF North Dakota)
COUNTY OF Cass) SS:

This instrument was acknowledged before me on June 11 2019 by Barbara Kay Foreman f/k/a Barbara Kay Moore, a single person.



[Signature]
Notary Public in and for said State