



Document 2015 2114

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Date 7/28/2015 Time 11:03:45AM

Rec Amt \$7.00 Aud Amt \$5.00

Rev Transfer Tax \$309.60

Rev Stamp# 239 DOV# 253

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

INDX ✓

ANNO

SCAN

CHEK

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Official Form No. 103 - May 2006

Mark L. Smith

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

Return To: Eric & Brooke Blessington, 1225 West Court, Winterset, IA 50273

Preparer: Mark L. Smith, POB 230, Winterset, IA 50273, (515) 462-3731

Taxpayer: Eric Blessington and Brooke Blessington, 1225 West Court, Winterset, IA 50273

W/L



WARRANTY DEED - JOINT TENANCY

For the consideration of -----\$194,000.00----- Dollar(s) and other valuable consideration,
Wilma F. Breeding and Larry Breeding, Wife and Husband,

do hereby

Convey to Eric Blessington and Brooke Blessington,

as Joint

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

Lot Six (6) of Corkrean's Second 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.

Dated: 7-21-15

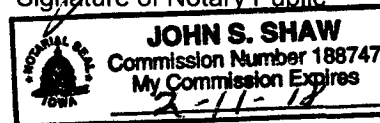
Wilma F. Breeding
Wilma F. Breeding (Grantor)

Larry Breeding
Larry Breeding (Grantor)

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me this 21 day of July, 2015, by
Wilma F. Breeding and Larry Breeding

Signature of Notary Public



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