



Document 2015 2252

Book 2015 Page 2252 Type 03 001 Pages 2  
Date 8/10/2015 Time 9:16:47AM  
Rec Amt \$12.00 Aud Amt \$10.00

INDX  
ANNO  
SCAN

LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

CHEK

©THE IOWA STATE BAR ASSOCIATION Official Form No. 103 - May 2006 Mark L. Smith FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER

Return To: Madison County Realty, 65 Jefferson, Winterset, IA 50273  
Preparer: Mark L. Smith, POB 230, Winterset, IA 50273, (515) 462-3731  
Taxpayer: Raymond L. Dawson and Jane A. Dawson, 2283 Pioneer Avenue, Winterset, IA 50273



### WARRANTY DEED - JOINT TENANCY

For the consideration of -----\$1.00----- Dollar(s) and other valuable consideration,  
Raymond L. Dawson and Jane A. Dawson, Husband and Wife,

do hereby  
Convey to Raymond L. Dawson and Jane A. Dawson,

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

See 1 in Addendum

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.

Raymond L. Dawson  
Raymond L. Dawson (Grantor)

Dated: \_\_\_\_\_  
Jane A. Dawson  
Jane A. Dawson (Grantor)

STATE OF IOWA, COUNTY OF MADISON  
This record was acknowledged before me this 7 day of August, 2015, by  
Raymond L. Dawson and Jane A. Dawson

JENNIFER STOVER  
Commission No. 729109  
My Commission Exp. 6/22/16

Jennifer Stover  
Signature of Notary Public

## Addendum

1. The West Half (W 1/2) o the East Half (E 1/2) of Lot One (1) of Hutchings Addition to the City of Winterset, Madison County, Iowa; AND, the East Half (E 1/2) of the West Half (W 1/2) of Lot One (1) of Hutchings Addition to the City of Winterset, Madison County, Iowa; AND, The East One-Fourth (E 1/4) of Lot One (1) of Hutchings' Addition to the Original Town of Winterset, and the North 102 feet and 4 inches of Lot Nine (9) of the Sub-division of the Northeast part of the Northwest Quarter (NW 1/4) of the Northeast Quarter (NE 1/4) of Section One (1), in Township Seventy-five (75) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, except that part thereof conveyed to the State of Iowa by Warranty Deed dated June 9, 1959, and filed June 13, 1959 in Town Deed Record 35, on Page 634.

This deed is exempt according to Iowa Code 428A.2(10).