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Book 2015 Page 2666 Type 03 001 Pages 2
Date 9/10/2015 Time 3:16:36PM
Rec Amt \$12.00 Aud Amt \$5.00

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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

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Return To: American State Bank, 809 North John Wayne Drive, Winterset, IA 50273

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

Taxpayer: Eric W. and Kristal L. Clemens, 511 West Court, Winterset, IA 50273



WARRANTY DEED - JOINT TENANCY

For the consideration of -----\$1.00----- Dollar(s) and other valuable consideration,
Kevin Clemens and Teri Clemens, Husband and Wife,

do hereby
Convey to Eric W. Clemens and Kristal L. Clemens,

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.

Kevin Clemens (Grantor)

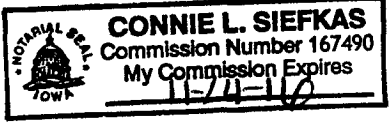
Dated: August 28, 2015

Teri Clemens (Grantor)

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me this 28th day of August, 2015 by
Kevin Clemens and Teri Clemens

Signature of Notary Public



Addendum

1. Parcel "F" located in the Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4) of Section Twenty-five (25), Township Seventy-seven (77) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, containing 4.10 acres, as shown in Plat of Survey filed in Book 2015, Page 1121 on May 1, 2015, in the Office of the Recorder of Madison County, Iowa.



This deed is exempt according to Iowa Code 428A.2(11).