



Document 2015 2944

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Date 10/07/2015 Time 12:22:20PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$323.20

Rev Stamp# 376 DOV# 396

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

INDX
ANNO
SCAN
CHEK

\$ 202,500.⁰⁰

This instrument prepared by:

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

Phone No.: 515-453-4771

Return to:

Diogenes Ayala and Jayne Ayala, 225 Oak Tree Dr, Winterset, IA 50273-8224

WF16815

Mail tax statements to:

Diogenes Ayala and Jayne Ayala, 225 Oak Tree Dr, Winterset, IA 50273-8224

Order No.: MES-61065/KR

1/2

WARRANTY DEED

Legal: Lot Twelve (12) of Arbor Park, Plat One (1), an Addition to the City of Winterset, Madison County, Iowa.

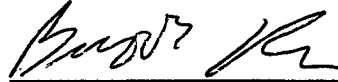


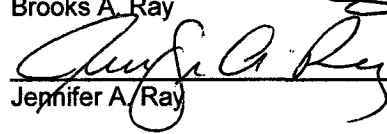
For the consideration of One Dollar (\$1.00) and other good valuable consideration, receipt of which is hereby acknowledged, **Brooks A. Ray and Jennifer A. Ray f/k/a Jennifer A. Reusch, a married couple**, do hereby convey unto **Diogenes Ayala and Jayne Ayala, a married couple**, as **Joint Tenants with full rights of survivorship and not as Tenants in Common**, the above-described real estate.

SUBJECT TO ALL COVENANTS, RESTRICTIONS AND EASEMENTS OF RECORD

Grantors do hereby covenant with Grantees, and successors in interest, that said Grantors hold the real estate by title in fee simple; that the Grantors 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.



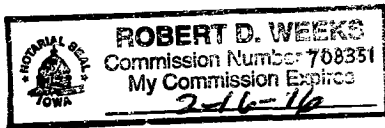
Brooks A. Ray



Jennifer A. Ray

STATE OF Iowa)
COUNTY OF Madison)

SS:

This instrument was acknowledged before me on 10-1 2015 by Brooks A. Ray and Jennifer A. Ray, a married couple.





Notary Public in and for said State