



Document 2015 3369

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Fee Amount: \$17.00  
Revenue Tax: \$0.00  
LISA SMITH RECORDER  
Madison County, Iowa

INDX  
ANNO  
SCAN  
CHEK



**WARRANTY DEED**  
THE IOWA STATE BAR ASSOCIATION  
Official Form No. 101  
Recorder's Cover Sheet

**Preparer Information:** (Name, address and phone number)

Samuel H. Braland, 115 E. First Street, P.O. Box 370, Earlham, Iowa 50072 (515) 758-2267

**Taxpayer Information:** (Name and complete address)

Gene D. Sesker  
1079 - 160th Lane  
Dexter, Iowa 50070

**Return Document To:** (Name and complete address)

Samuel H. Braland  
P.O. Box 370  
Earlham, Iowa 50072

**Grantors:**

Marilyn Sesker

**Grantees:**

Gene D. Sesker

**Legal description:** See Page 2

**Document or instrument number of previously recorded documents:**



### WARRANTY DEED

For the consideration of One and no/100 (\$1.00)  
Dollar(s) and other valuable consideration,  
MARILYN SESKER, a single person,

do hereby Convey to  
GENE D. SESKER,

the following described real estate in Madison County, Iowa:

Parcel "C" a part of the South Half of the Southeast Quarter (S $\frac{1}{2}$  SE $\frac{1}{4}$ ) of Section 31, Township 77 North, Range 29 West of the 5th P.M., Madison County, Iowa, as shown by the plat of survey recorded in Book 2007, Page 736, in the Office of the Recorder of Madison County, Iowa.

This is a transfer between parent and child for monetary consideration of less than \$500.00; therefore, this transfer is exempt from the Iowa real estate transfer tax and declaration of value and groundwater hazard statement filing requirements pursuant to Section 428A.2(11), and (21), Code of 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.

STATE OF IOWA  
COUNTY OF MADISON

Dated: November 13, 2015

This instrument was acknowledged before  
me on November 13, 2015 by  
Marilyn Sesker

Marilyn Sesker  
Marilyn Sesker (Grantor)

\_\_\_\_\_  
(Grantor)

\_\_\_\_\_  
(Grantor)

\_\_\_\_\_  
(Grantor)

Samuel H. Braland  
Samuel H. Braland, Notary Public



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