



Document 2015 3388

BK: 2015 PG: 3388 Type 03 001 Pages 2  
Recorded: 11/16/2015 at 9:51:34.0 AM  
Fee Amount: \$17.00  
Revenue Tax: \$376.80  
LISA SMITH RECORDER  
Madison County, Iowa

INDX ✓  
ANNO  
SCAN  
CHEK

Rev Stamp# 428 DOV# 444

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This instrument prepared by:  
JOSEPH F. WALLACE, Abendroth & Russell, P.C., 2560 73rd St, Urbandale, IA 50322-4700 Phone No.: (515)453-4775  
Return to:  
Kyle R. Seuss and Mariah L. Seuss, 3395 197th Ct, Prole , IA 50229  
Mail tax statements to:  
Kyle R. Seuss and Mariah L. Seuss, 3395 197th Ct, Prole , IA 50229 Order No.: MES-62219/MW

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\$236,000

## WARRANTY DEED


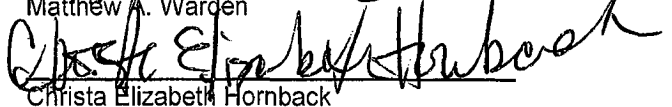
Legal: **Lot Five (5) of Bevington Estates, a subdivision located in the Northeast Quarter (1/4) of the Southeast Quarter (1/4) of Section Twenty-four (24), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa.**

For the consideration of One Dollar (\$1.00) and other good valuable consideration, receipt of which is hereby acknowledged, **Matthew A. Warden, a single person, and Christa Elizabeth Hornback, f/k/a Christa E. Warden, a single person** do hereby convey unto **Kyle R. Seuss and Mariah L. Seuss, husband and wife, 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**

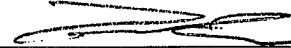
Grantors do hereby covenant with Grantees, and successors in interest, that said Grantors hold the real estate by title in fee simple; that the Grantors have good and lawful authority to sell and convey the real estate; that the real estate is free and clear of all liens and encumbrances except as may 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.

  
Matthew A. Warden  
  
Christa Elizabeth Hornback

STATE OF Iowa )  
COUNTY OF Warren ) SS:

This instrument was acknowledged before me on Nov 13 2015 by Matthew A. Warden, a single person, and Christa Elizabeth Hornback, f/k/a Crista E. Warden, a single person.

  
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Notary Public in and for said State

