



Document 2015 3790

Book 2015 Page 3790 Type 03 001 Pages 2  
Date 12/23/2015 Time 11:02:27AM  
Rec Amt \$12.00 Aud Amt \$5.00  
Rev Transfer Tax \$695.20  
Rev Stamp# 474 DOV# 492

INDX  
ANNO  
SCAN  
CHEK

LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

\$ 435,000.<sup>00</sup>

This instrument prepared by:

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

Phone No.: 515-453-4612

Return to:

Randy Gust and Rebecca Gust, 1508 Prairieview Ave, Van Meter, IA 50261

Mail tax statements to:

Randy Gust and Rebecca Gust, 1508 Prairieview Ave, Van Meter, IA 50261

Order No.: MES-62772/LS

1  
2

## WARRANTY DEED

Legal: Parcel "B", located in the Northeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Thirty-three (33), Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, as shown in Plat of Survey filed in Book 3, Page 123 on September 10, 1997, AND Parcel "D" located in the North Half (1/2) of the Northeast Quarter (1/4) of Section Thirty-three (33), Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, as shown in Plat of Survey filed in Book 3, Page 210 on April 9, 1998 in the Office of the Recorder of Madison County, Iowa.


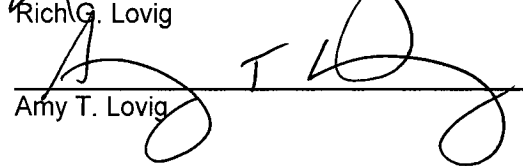


For the consideration of One Dollar (\$1.00) and other good valuable consideration, receipt of which is hereby acknowledged, **Rich G. Lovig and Amy T. Lovig, husband and wife**, do hereby convey unto **Randy Gust and Rebecca Gust, husband and wife, as Joint Tenants with full rights of survivorship and 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.

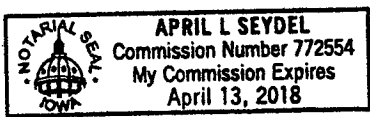
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

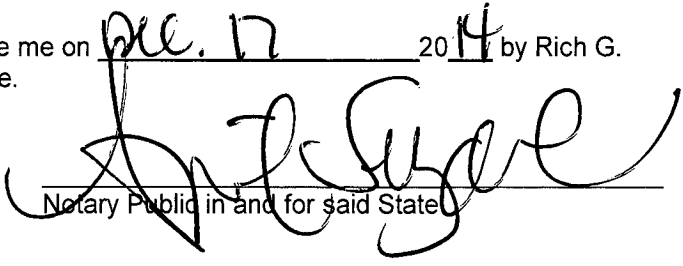
  
\_\_\_\_\_  
Rich G. Lovig  
  
\_\_\_\_\_  
Amy T. Lovig

STATE OF Iowa )  
COUNTY OF Polk )

SS:

This instrument was acknowledged before me on Dec. 17 2014 by Rich G. Lovig and Amy T. Lovig, husband and wife.



  
\_\_\_\_\_  
Notary Public in and for said State