



Document 2016 501

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Date 2/29/2016 Time 12:39:47PM

Rec Amt \$7.00 Aud Amt \$5.00

Rev Transfer Tax \$184.00

Rev Stamp# 57 DOV# 60

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

INDX ✓

ANNO

SCAN

CHEK

©THE IOWA STATE BAR ASSOCIATION Official Form No. 101 - August 2013	Joseph W. Coppola III (2853BR)	FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER
Return To: <u>Brian P. McConahay, 115 South 10th Avenue, WINTERSET, IA 50273</u>		
Preparer: <u>Joseph W. Coppola III, 4201 Westown Pkwy, Ste. 250, WDM, IA 50266, Phone: (515) 283-1801</u>		
Taxpayer: <u>Brian P. McConahay, 115 South 10th Avenue, WINTERSET, IA 50273</u>		
	\$115,400	FMC20689
WARRANTY DEED		
1/2	For the consideration of <u>One (\$1.00)</u> Dollar(s) and other valuable consideration, <u>Mandy R. McConnelee, a single person</u>	
_____ do hereby		
Convey to <u>Brian P. McConahay, a married person</u>		
_____ the		
following described real estate in <u>Madison</u> County, Iowa: <u>Lot Five (5) of Second West Court Addition to Winterset, Madison County, Iowa.</u>		
<p>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.</p>		
Dated: <u>2-22-16</u>		
<div style="display: flex; justify-content: space-between;"> <div style="text-align: center;"> <u>Mandy R. McConnelee</u> (Grantor) </div> <div style="text-align: center;"> _____ (Grantor) </div> </div>		
STATE OF <u>IOWA</u> , COUNTY OF <u>Polk</u>		
This record was acknowledged before me this <u>22</u> day of <u>February</u> , 2016, by <u>Mandy R. McConnelee, a single person</u>		
(This form of acknowledgment for individual grantor(s) only)		