



Document 2016 870

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Rec Amt \$7.00 Aud Amt \$5.00

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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA



WARRANTY DEED

Return to: Jerrold B. Oliver, 101 1/2 W. Jefferson, Winterset, IA 50273

Preparer: Jerrold B. Oliver, 101 1/2 W. Jefferson, Winterset, IA 50273, Phone: (515) 462-3731

Taxpayer: City of Winterset, 124 W. Court, Winterset, IA 50273

For the consideration of \$1 Dollar(s) and other valuable consideration, Lucas Beeler and Katie R. Beeler, Husband and Wife

City of Winterset do hereby Convey to

Madison County, Iowa: Lots A and B of Birchwood Estates Plat No. 4 to the City of Winterset, Madison County, Iowa.

This deed is exempt according to Iowa Code 428A.2(21).

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.

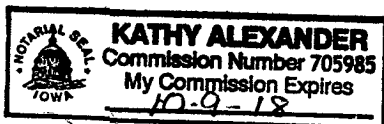
Dated on 4-6-16

Lucas Beeler
Lucas Beeler (Grantor)

Katie R Beeler
Katie R. Beeler (Grantor)

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on 4-6-16, by Lucas Beeler and Katie R. Beeler



Kathy Alexander
Signature of Notary Public