



Document 2016 1694

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Date 6/17/2016 Time 11:29:45AM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$300.00

Rev Stamp# 217 DOV# 223

INDX ✓

ANNO

SCAN

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

This instrument prepared by:

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

Phone No.: 515-453-4661

Return to:

Nicholas L Roberts and Alexis K Roberts, 323 N 15th Ave, Winterset , IA 50273

Mail tax statements to:

Nicholas L Roberts and Alexis K Roberts, 323 N 15th Ave, Winterset , IA 50273

Order No.: MES-65716/JEH

\$188,000

WARRANTY DEED


Legal: Lot Seven (7) of the Replat of Lots 9, 10, 11, 12, 13, and 14 of Maple Lane Estates, an Addition to the City of Winterset, Madison County, Iowa.

For the consideration of One Dollar (\$1.00) and other good valuable consideration, receipt of which is hereby acknowledged, **Marcus K Knudson, a single person**, does hereby convey unto **Nicholas L Roberts and Alexis K Roberts, 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

Grantor does hereby covenant with Grantees, and successors in interest, that said Grantor holds the real estate by title in fee simple; that the Grantor has 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 Grantor covenants 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.

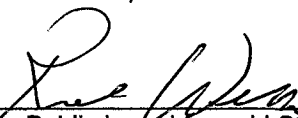
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.



Marcus K Knudson

STATE OF Iowa)
) SS:
COUNTY OF Madison)

This instrument was acknowledged before me on 6/13 2016 by Marcus K Knudson, a single person.



Notary Public in and for said State

