



Document 2016 2128

Book 2016 Page 2128 Type 03 001 Pages 1
Date 7/22/2016 Time 3:45:23PM
Rec Amt \$7.00 Aud Amt \$5.00
Rev Transfer Tax \$335.20
Rev Stamp# 288 DOV# 295
LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

INDX ✓
ANNO
SCAN
CHEK



WARRANTY DEED

Return to: Samantha Borcharding, 1520 W. Jefferson, Winterset, IA 50273
Preparer: Mark L. Smith, 101 1/2 W. Jefferson, Winterset, IA 50273, Phone: (515) 462-3731
Taxpayer: Samantha Borcharding, 1520 W. Jefferson, Winterset, IA 50273

For the consideration of \$210,000.00 Dollar(s) and other valuable consideration, Ryan Breeding and Karly Breeding, Husband and Wife

Samantha Borcharding do hereby Convey to

Madison County, Iowa: Lot Nineteen (19) of Corkrean Addition to the Town of Winterset, Madison County, Iowa.



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 7-21-16

Ryan Breeding (Grantor)

Karly Breeding (Grantor)

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on 7-21-16, by Ryan Breeding and Karly Breeding



Signature of Notary Public