



Document 2016 2330

Book 2016 Page 2330 Type 03 002 Pages 3
Date 8/10/2016 Time 3:31:55PM
Rec Amt \$17.00 Aud Amt \$5.00

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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

QUIT CLAIM DEED
THE IOWA STATE BAR ASSOCIATION
Official Form No. 106
Recorder's Cover Sheet

Preparer Information: (name, address and phone number)

Julie A Forsyth, 69 E. Jefferson Street, Winterset, IA 50273, Phone: (515) 468-0552

Taxpayer Information: (name and complete address)

Harley Jones, 2811 Cedar Bridge Road, Winterset, IA 50273

✓ **Return Document To:** (name and complete address)

Julie A Forsyth, 69 E. Jefferson Street, Winterset, IA 50273

Grantors:

Harley Jones

Grantees:

Harley Jones and Tammy Jones

Legal Description: See Page 2

Document or instrument number of previously recorded documents: N/A

QUIT CLAIM DEED

For the consideration of One (\$1) Dollar(s) and other valuable consideration, Harley Jones do hereby Quit Claim to Harley Jones and Tammy Jones, husband and wife, as joint tenants with full rights of survivorship and not as tenants in common all our right, title, interest, estate, claim and demand in the following described real estate in Madison County, Iowa:


A parcel of land located in the Northeast Quarter (1/4) of the Southwest Quarter (1/4) of Section Twenty (20), Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th Principal Meridian, Madison County, Iowa, more particularly described as follows: Commencing at the Northwest Corner of the Northeast Quarter (1/4) of the Southwest Quarter (1/4) of Section Twenty (20), Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa; thence, along the west line of said Northeast Quarter (1/4) of the Southwest Quarter (1/4), South 00°00'00" 262.18 feet to the Point of Beginning; thence North 89°10'27" East 163.30 feet to the centerline of a county road; thence Easterly 189.18 feet, along said centerline and a curve concave northerly, having a radius of 167.00 feet, a central angle of 64°54'17", and a chord bearing South 80°26'49" East 179.22 feet; thence North 67°06'03" East 163.41 feet; thence North 60°49'17" East 223.00 feet to the beginning of a curve; thence Easterly 248.04 feet along said curve concave southerly, having a radius of 750.00 feet, a central angle of 18°56'57" and a chord bearing North 70°17'45" East 246.91 feet; thence North 79°46'14" East 139.20 feet; thence, departing said centerline, South 00°21'40" West 522.98 feet; thence South 81°23'27" West 999.22 feet; thence North 33°24'13" West 82.72 feet; thence North 81°36'52" West 18.09 feet to the west line of the Northeast Quarter (1/4) of the Southwest Quarter (1/4) of said Section Twenty (20); thence, along said west line, North 00°00'00" 347.97 feet to the Point of Beginning. Said parcel of land contains 10.460 Acres, including 0.751 Acres of County Road Right of Way.

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

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: 8-4-16

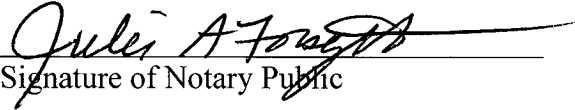


Harley Jones (Grantor)

(This form of acknowledgment for individual grantor(s) only)

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on August 4, 2016, by Harley Jones.


Signature of Notary Public

