



Document 2016 3195

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Date 10/26/2016 Time 8:49:53AM

Rec Amt \$17.00 Aud Amt \$5.00

INDX ✓
ANNO ✓
SCAN

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

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: Larry G. Young, 2552 Walnut Trail, St. Charles, IA 50240

For the consideration of \$1 Dollar(s) and other valuable consideration, Larry G. Young and Sherry M. Young, Husband and Wife

See 1 in Addendum do hereby Convey to

the following described real estate in
Madison County, Iowa: See Exhibit "A" attached.

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

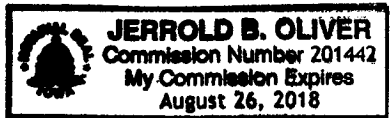
Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have good and lawful authority to sell and Convey the real estate; that the real estate is free and clear of all liens and encumbrances except as may be above stated; 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 Oct 27, 2016

Larry G. Young
Larry G. Young (Grantor)

Sherry M. Young
Sherry M. Young (Grantor)

STATE OF IOWA, COUNTY OF MADISON
This record was acknowledged before me on Oct 27, 2016, by Larry G. Young
and Sherry M. Young



Jerrold B. Oliver
Signature of Notary Public

Addendum

1. Larry G. Young and Sherry M. Young, Trustees of the Larry G. Young Revocable Trust, as to an undivided one-half interest; and Sherry M. Young and Larry G. Young, Trustees of the Sherry M. Young Revocable Trust, as to an undivided one-half interest

The Southeast Quarter of the Southwest Quarter of Section 24, Township 75 North, Range 26 West of the 5th P.M., Madison County, Iowa

AND

Parcel Y, recorded in Book 2010 Page 1736, of the Southwest Quarter of the Southwest Quarter of Section 24, Township 75 North, Range 26 West of the 5th P.M., City of St. Charles, Madison County, Iowa.

Grantors Larry G. Young and Sherry M. Young, Husband and wife, hereby assign to Grantees, all of their right, title and interest in and to a certain Real Estate Contract, for the said real estate from Ernest J. Patterson and Nancy Patterson, Husband and Wife, to Larry Young and Sherry Young, recorded on August 23, 2010, in Book 2010, Page 1966 of the Recorder's Office of Madison County, Iowa.

