



Document 2016 3367

Book 2016 Page 3367 Type 03 001 Pages 2
Date 11/08/2016 Time 4:05:40PM
Rec Amt \$12.00 Aud Amt \$5.00

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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

✓ **Return Document To:** Jerrold B. Oliver, 101 1/2 W. Jefferson, Winterset, IA 50273
Preparer Information: Jerrold B. Oliver, 101 1/2 W. Jefferson, Winterset, IA 50273, Phone:
(515) 462-3731
Address Tax Statement: Michael W. Teachout, 1487 NW 121st Street, Clive, IA 50325

WARRANTY DEED

For the consideration of \$1 Dollar(s) and other valuable consideration, Michael W. Teachout and Jana D. Teachout, Husband and Wife do hereby Convey to Michael W. Teachout, Trustee of the Michael W. Teachout Revocable Trust dated December 30, 2008, as to an undivided one-half interest and Jana D. Teachout, Trustee of the Jana D. Teachout Revocable Trust dated December 30, 2008, as to an undivided one-half interest the following described real estate in Madison County, Iowa:

The North Half (1/2) of the Northwest Quarter (1/4) of Section Twenty-eight (28), Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, EXCEPTING therefrom that part located in the Northwest Quarter (1/4) of the Northwest Quarter (1/4) of said Section Twenty-eight (28), as shown in Plats of Survey filed in the Office of the Recorder of Madison County, Iowa, to-wit:

1. Plat of Survey filed in Farm Plat Book 2, Page 57 on December 31, 1986.
2. Plat of Survey (Parcel "B") filed in Book 2003, Page 7193 on December 5, 2003.

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.

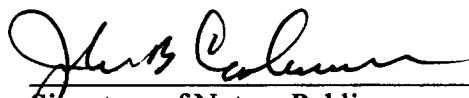
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Dated: 10/21/16 
Michael W. Teachout (Grantor)


Jana D. Teachout (Grantor)

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on 10/21/16, by Michael W. Teachout and Jana D. Teachout.


Signature of Notary Public

