

Document 2016 4071

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Rec Amt \$7.00 Aud Amt \$5.00 INDX Rev Transfer Tax \$151.20 **ANNO** Rev Stamp# 540 DOV# 542 SCAN

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

CHEK

WARRANTY DEED - JOINT TENANCY
Return to: Jane E. Rosien, 223 E. Court Avenue, P.O. Box 67, Winterset, IA 50273-0067
WARRANTY DEED - JOINT TENANCY  Return to: Jane E. Rosien, 223 E. Court Avenue, P.O. Box 67, Winterset, IA 50273-0067  Preparer: Jane E. Rosien, 223 E. Court Avenue, P.O. Box 67, Winterset, IA 50273-0067, (515) 462-4912  Taxpayer: Kent and Lynn Marie Abrahamson, 315 W. Court Avenue, Winterset, IA 50273
For the consideration of \$95,000.00 Dollar(s) and other valuable
consideration, Gary Allen and Shirley Allen, Husband and Wife,
do hereby Convey to
Kent Abrahamson and Lynn Marie Abrahamson,
as Joint Tenants
with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in
Madison County, Iowa: Lot Six (6) in Block Twenty (20) of the Original Town Plat of the City
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 con	text.			
Dated on	December 30	, 2016			
M	ny Ollen			her ley all	lend
	Gary Allen (	Grantor)	.^	Shirley Allen	(Grantor)
STATE OF	IOWA	, COUNTY OF	MADISON	N	
This recor	d was acknowledged	before me on _	December 30	, 2016 , by Gary A	Allen and
Shirley Allen	-				
	S Commis	A M. HACKETT colon Number 754476 commission Expires	Sig	Ann M. Phicket mature of Notary Publ	tt—