

BK: 2017 PG: 269
Recorded: 1/23/2017 at 1:44:56.0 PM
Fee Amount: \$17.00
Revenue Tax: \$0.00
LISA SMITH RECORDER
Madison County, Iowa



WARRANTY DEED
THE IOWA STATE BAR ASSOCIATION
Official Form No. 101
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)
Samuel H. Braland, 115 E. First Street, P.O. Box 370, Earlham, IA 50072 (515) 758-2267

Taxpayer Information: (Name and complete address)
Martha L. Jobst
360 E. First Street
Earlham, Iowa 50072

Return Document To: (Name and complete address)
Samuel H. Braland
P.O. Box 370
Earlham, Iowa 50072

Grantors:
Martha L. Jobst

Grantees:
Mark G. Jobst
Cheryl J. Sealine
James M. Jobst

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED

For the consideration of \$1.00 and no/100ths----- Dollar(s) and other valuable consideration, MARTHA L. JOBST, a single person, do hereby Convey to MARK G. JOBST, CHERYL J. SEALINE, and JAMES M. JOBST the following described real estate in Madison County, Iowa:

Lots 1 and 2 in Block 12 in the Original Town of Earlham, Madison County, Iowa.

The Grantor hereby expressly reserves to herself the full benefit and use of the above described premises, and all rents, issues, and profits thereof for and during her natural life, which shall continue until the death of the Grantor.

This is a transfer from parent to children for monetary consideration of less than \$500; therefore, this transfer is exempt from the Iowa real estate transfer tax, and delcaration of value and groundwater hazard statement filing requirements pursuant to Section 428A.2(11) and (21), Code of 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 January 19, 2017.

Signature lines for grantors: (Grantor), Martha L. Jobst (Grantor), (Grantor), (Grantor)

STATE OF IOWA, COUNTY OF MADISON This record was acknowledged before me on January 19, 2017, by Martha L. Jobst



Signature of Notary Public