



Document 2017 478

Book 2017 Page 478 Type 03 001 Pages 2

Date 2/13/2017 Time 8:16:49AM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$87.20

Rev Stamp# 58 DOV# 64

INDX

ANNO

SCAN

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

CHEK



WARRANTY DEED - JOINT TENANCY

THE IOWA STATE BAR ASSOCIATION

Official Form No. 103

Recorder's Cover Sheet

\$55,000

Preparer Information: (Name, address and phone number)

Jerrold B. Oliver, 101 1/2 W. Jefferson, Winterset, IA 50273, Phone: (515) 462-3731

Taxpayer Information: (Name and complete address)

Eli Gingerich and Lydia Gingerich, 28840 153rd Avenue, Cincinnati, IA 52549

Return Document To: (Name and complete address)

Eli Gingerich and Lydia Gingerich, 28840 153rd Avenue, Cincinnati, IA 52549

Grantors:

Edward E. Criss
Margaret Kylene Criss

Grantees:

Eli Gingerich
Lydia Gingerich

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED
JOINT TENANCY

For the consideration of \$55,000.00 Dollar(s) and other valuable consideration, Edward E. Criss and Margaret Kylene Criss, Husband and Wife

do hereby Convey to Eli Gingerich and Lydia Gingerich

as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in Madison County, Iowa: All that part of the Southeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Fourteen (14), Township Seventy-four (74) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, lying South and East of Clark Tower Road.

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 Feb 10, 2017

[Signature of Edward E. Criss]
Edward E. Criss(Grantor)

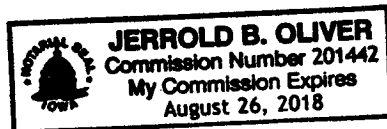
[Signature of Margaret Kylene Criss]
Margaret Kylene Criss (Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on Feb 10, 2017, by Edward E. Criss and Margaret Kylene Criss



[Signature of Notary Public]
Signature of Notary Public