



Document 2017 811

Book 2017 Page 811 Type 03 001 Pages 2

Date 3/13/2017 Time 1:36:48PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$615.20

Rev Stamp# 104 DOV# 108

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

INDX

ANNO

SCAN

CHEK

**WARRANTY DEED  
Recorder's Cover Sheet**

\$385,000

**Preparer Information:** (name, address and phone number)

Adam Doll, 1009 Main Street, Adel, IA 50003, Phone: (515) 993-4545

**Taxpayer Information:** (name and complete address)

Timothy A. and Jacque S. Mohs, 1899 Nature Ct. Winterset, IA 50273

**Return Document To:** (name and complete address)

Adam Doll, 1009 Main Street, Adel, IA 50003

**Grantors:**

Ty Mapes and  
Marsha Mapes

**Grantees:**

Timothy A. Mohs and  
Jacque S. Mohs

**Legal Description:** See Page 2

**Document or instrument number of previously recorded documents:**

**WARRANTY DEED**

For the consideration of One Dollar(s) and other valuable consideration, Ty and Marsha Mapes, husband and wife, do hereby Convey to Timothy A. Mohs and Jacque S. Mohs, husband and wife, as joint tenants with full rights of survivorship and not as tenants in common the following described real estate in Madison County, Iowa:

Parcel "P" in the Northwest Quarter, the Northeast Quarter, and the Southwest Quarter of Section 6, Township 76 North, Range 27 West of the 5<sup>th</sup> P.M., Madison County, Iowa, as shown in the Amended Plat of Survey filed February 21, 2017, in Book 2017 Page 577 of the Madison County, Iowa records.

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: 3 10 17

Ty Mapes  
Ty Mapes (Grantor)

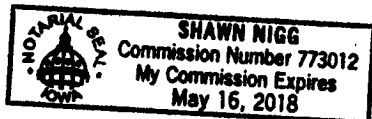
Marsha Mapes  
Marsha Mapes (Grantor)

STATE OF IOWA, COUNTY OF Madison  
This record was acknowledged before me on 3-10-2017, by Ty Mapes.



Shawn Nigg  
Signature of Notary Public

STATE OF IOWA, COUNTY OF Madison  
This record was acknowledged before me on 3-10-2017, by Marsha Mapes.



Shawn Nigg  
Signature of Notary Public