



Document 2017 1348

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Rec Amt \$7.00 Aud Amt \$5.00

Rev Transfer Tax \$415.20

Rev Stamp# 174 DOV# 177

INDX

ANNO

SCAN

LISA SMITH, COUNTY RECORDER

CHEK

MADISON COUNTY IOWA

INSTRUMENT PREPARED BY:	Jonathon Schroeder, 2605 Northridge Pkwy., Ames, IA 50010; (515) 288-2500
RETURN TO:	Daniel & Hilary Harris, 1965 Warren Ave., Prole, IA 50229
MAIL TAX STATEMENT TO:	Daniel & Hilary Harris, 1965 Warren Ave., Prole, IA 50229

1/2

\$260,000

WARRANTY DEED

KNOW ALL PERSONS BY THIS INSTRUMENT: That JACOB GOBEN and CHERI GOBEN, husband and wife (collectively, the "Grantors"), for valuable consideration, convey unto DANIEL HARRIS and HILARY HARRIS, husband and wife (collectively, the "Grantees"), as joint tenants with full rights of survivorship and not as tenants in common, the real property situated in Madison County, Iowa, described as follows:

Parcel "C", located in the Northeast Quarter (1/4) of the Southeast Quarter (1/4) of Section Twenty-four (24), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, containing 10.00 acres, as shown in Plat of Survey filed in Book 2001, Page 4525 on October 8, 2001, in the Office of the Recorder of Madison County, Iowa.



The undersigned Grantors covenant with the above named Grantees and successors in interest that Grantors hold the real property by title in fee simple; that they have good and lawful authority to sell and convey the same; that the real property is free and clear of all liens and encumbrances whatsoever except as may be above stated; and the Grantors covenant to warrant and defend the real property against the lawful claims of all persons whomsoever, 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 acknowledgement hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Dated April 25, 2017

Jacob Goben  
JACOB GOBEN, Grantor

Cheri Goben  
CHERI GOBEN, Grantor

STATE OF IOWA, Madison COUNTY, SS:

This record was acknowledged before me on this 25th day of April, 2017, by Jacob Goben and Cheri Goben, husband and wife.



Cole Westphal  
Notary Public in and for the State of Iowa  
My commission expires 09/21/19