



Document 2017 1657

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Rec Amt \$7.00 Aud Amt \$5.00 Rev Transfer Tax \$238.40

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Rev Stamp# 206 DOV# 211

LISA SMITH, COUNTY RECORDER MADISON COUNTY IOWA

CHEK

WARRANTY DEED - JOINT TENAN	CY
Return to: Ryan and Kristin Woolverton, 926 West Court, Winte	rset, IA 50273
Preparer: Mark L. Smith, POB 230, Winterset, IA 50273, (515) Taxpayer: Rvan and Kristin Woolverton, 926 West Court, Winterset, IA 50273, (515)	462-3731
Taxpayer: Ryan and Kristin Woolverton, 926 West Court, Winter	erset, IA 50273
For the consideration of\$149,500.00	Dollar(s) and other valuable
consideration, John D. Reed and Jennifer R. Reed, Husband and Wife,	
	do hereby Convey to
Ryan Woolverton and Kristin Woolverton,	
	as Joint Tenants
with Full Rights of Survivorship, and not as Tenants in Common, the following	owing described real estate in
MADISON County, Iowa: Lot Three (3) of Second West Court	Addition to 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 context.

Dated on May John D. Reed (Grantor) ennifer R. Reed (Grantor) STATE OF **IOWA** , COUNTY OF ADISON This record was acknowledged before me on Ma by John D. Reed and Jennifer R. Reed

> JEFFREY J. GRAY Commission #184139 My Comm. Exp. <u>ゲ-ノフ-20</u>