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Rev Transfer Tax \$327.20

Rev Stamp# 259 DOV# 267

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

**SCAN** CHEK

INDX

ANNO

This instrument prepared by:

JOSEPH F WALLACE, Simpson, Jensen, Abels, Fischer & Bouslog PC, 400 Locust St, Ste 400, Des Moines, IA 50309

Phone No.: 515-453-4216

Mail tax statements and return document to:

Carly Marten and Evan B. Schultz Marten, 913 W Washington St, Winterset, IA 50273





## WARRANTY DEED

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, Angela Williams, a single person, does hereby convey unto Carly Marten and Evan B. Schultz Marten, a married couple, as Joint Tenants with full rights of survivorship and not as Tenants in Common, the following described real estate:

Lot Six (6) of Schwanebeck Addition to the City of Winterset, Madison County, lowa.

Order No.: MES-72972/DW

## SUBJECT TO ANY COVENANTS, RESTRICTIONS AND EASEMENTS OF RECORD

Grantor does hereby covenant with Grantees, and successors in interest, that said Grantor holds the real estate by title in fee simple; that the Grantor has 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 Grantor covenants 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.

Angela/Williams

STATE OF NOW9

COUNTY OF Madison

SS:

Mil Star

CHOY M. STRAFORD
COMMISSION NO. 775757
MY COMMISSION DOWNS
MY 1-2/-19