



Document 2017 1976

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 Date 6/26/2017 Time 11:26:47AM
 Rec Amt \$12.00 Aud Amt \$5.00
 Rev Transfer Tax \$171.20
 Rev Stamp# 260 DOV# 268
 LISA SMITH, COUNTY RECORDER
 MADISON COUNTY IOWA

INDX
 ANNO
 SCAN
 CHEK

This instrument prepared by:

JOSEPH F WALLACE, Simpson, Jensen, Abels, Fischer & Bouslog PC, 400 Locust St, Ste 400, Des Moines, IA 50309
Phone No.: 515-453-4612

Mail tax statements and return document to:

Dillon M. Davis and Ashley N. Davis, 4200 SE 16th St, Des Moines, IA 50320

\$107,500

WARRANTY DEED

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Nicholas James Scar and Valerie L. Scar, husband and wife**, do hereby convey unto **Dillon M. Davis and Ashley N. Davis, a married couple, as Joint Tenants with full rights of survivorship and not as Tenants in Common**, the following described real estate:

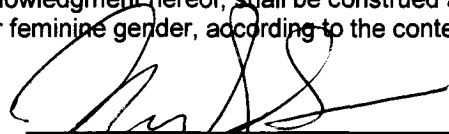
Lot 1 of Scar Estates Subdivision, located in the North Half (1/2) of the Southwest Quarter (1/4) of Section Fifteen (15), Township Seventy-Seven (77) North, Range Twenty-Nine (29) West of the 5th P.M., Madison County, Iowa.

Order No.: MES-73117/LS

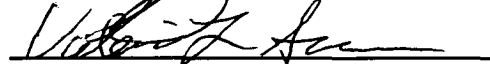
SUBJECT TO ANY COVENANTS, RESTRICTIONS AND EASEMENTS OF RECORD

Grantors do hereby covenant with Grantees, and successors in interest, that said Grantors hold the real estate by title in fee simple; that the Grantors 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.



Nicholas James Scar



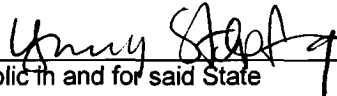
Valerie L. Scar

STATE OF Iowa)

COUNTY OF Dallas)

SS:

This instrument was acknowledged before me on June 16 2017 by Nicholas James Scar and Valerie L. Scar, husband and wife.


Notary Public in and for said State