



Document 2017 2228

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Date 7/19/2017 Time 2:55:39PM
Rec Amt \$7.00 Aud Amt \$5.00

INDX
ANNO
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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

WARRANTY DEED



Return to: Jerrold B. Oliver, 101 1/2 W. Jefferson, Winterset, IA 50273

Preparer: Jerrold B. Oliver, 101 1/2 W. Jefferson, Winterset, IA 50273, Phone: (515) 462-3731

Taxpayer: City of Winterset, 124 W. Court, Winterset, IA 50273

For the consideration of \$1 Dollar(s) and other valuable consideration, Dale E. Tuttle and Nancy L. Tuttle, Husband and Wife

City of Winterset, Iowa do hereby Convey to

Madison County, Iowa: The East 30 Feet of Lot Fifteen (15) of C&C Allen's Addition to Winterset, Madison County, Iowa.

In the event a bike trail is not established on the above described real estate within five (5) years after the recording of this Deed, this real estate shall revert to the then owner of Lot Fifteen (15). In the event a bike trail is established on said real estate, and it is later abandoned, the real estate shall revert to the then owner of said Lot Fifteen (15).

This deed is exempt according to Iowa Code 428A.2(21).

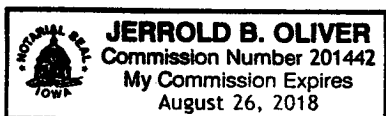
Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have good and lawful authority to sell and Convey the real estate; that the real estate is free and clear of all liens and encumbrances except as may be above stated; 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 July 5, 2017

Dale E. Tuttle
Dale E. Tuttle (Grantor)

Nancy L. Tuttle
Nancy L. Tuttle (Grantor)

STATE OF IOWA, COUNTY OF MADISON
This record was acknowledged before me on July 5, 2017 by Dale E. Tuttle
and Nancy L. Tuttle



Jerrold B. Oliver
Signature of Notary Public