



Document 2017 2280

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Date 7/25/2017 Time 1:13:15PM

Rec Amt \$12.00 Aud Amt \$5.00

INDX

Rev Transfer Tax \$99.20

ANNO

Rev Stamp# 316 DOV# 321

SCAN

LISA SMITH, COUNTY RECORDER

CHEK

MADISON COUNTY IOWA



WARRANTY DEED - JOINT TENANCY

THE IOWA STATE BAR ASSOCIATION

Official Form No. 103

Recorder's Cover Sheet

42,500

Preparer Information: (Name, address and phone number)

Samuel H. Braland, 115 E. First Street, P.O. Box 370, Earlham, IA 50072 (515) 758-2267

Taxpayer Information: (Name and complete address)

Julene Mutchler-McNeal
445 N.W. 3rd Street
Earlham, Iowa 50072

Return Document To: (Name and complete address)

Samuel H. Braland
P.O. Box 370
Earlham, Iowa 50072

Grantors:

Paul C. Mutchler
Beth L. Mutchler

Grantees:

Julene Mutchler-McNeal
James McNeal

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED
JOINT TENANCY

For the consideration of \$62,500.00 and no/100ths----- Dollar(s) and other valuable consideration, PAUL C. MUTCHLER and BETH L. MUTCHLER, husband and wife, do hereby Convey to JULENE MUTCHLER-McNEAL and JAMES McNEAL, wife and husband, as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in Madison County, Iowa:

The East One-third (1/3) of Lot Four (4) and the 16-foot Alley between Lots One (1) and Four (4), in Block Three (3) of Christopher Wilson's Addition to the Town of Earlham, 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 July 24, 2017

(Grantor)

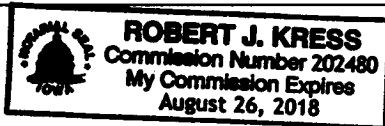
Paul C. Mutchler (Grantor)

(Grantor)

Beth L. Mutchler (Grantor)

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on July 24, 2017, by Paul C. Mutchler and Beth L. Mutchler



Signature of Notary Public