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Book 2017 Page 2589 Type 03 001 Pages 2

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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK



WARRANTY DEED - JOINT TENANCY

THE IOWA STATE BAR ASSOCIATION

Official Form No. 103

Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Elisabeth S. Reynoldson, 200 W. Jefferson St., PO Box 199, Osceola, IA 50213, Phone:
(641) 342-2157

Taxpayer Information: (Name and complete address)

Bernard W. Gray and Thelma L. Gray, 413 W. Main Street, St. Charles, Iowa 50240

✓ **Return Document To:** (Name and complete address)

Elisabeth S. Reynoldson, 200 W. Jefferson St., PO Box 199, Osceola, IA 50213

Grantors:

Bernard W. Gray
Thelma L. Gray

Grantees:

Bernard W. Gray
Thelma L. Gray

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED JOINT TENANCY

For the consideration of One Dollar(s) and other valuable consideration, Bernard W. Gray and Thelma L. Gray, husband and wife

Bernard W. Gray and Thelma L. Gray, husband and wife do hereby Convey to

as Joint Tenants
with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in
Madison County, Iowa:

Lots Five (5) and Six (6) in Block Four (4) of Clanton's Addition of 1888 to the Town of St. Charles,
Madison County, Iowa

This deed is exempt according to Iowa Code 428A.2(11).

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 August 14, 2017

Bernard W. Gray
Bernard W. Gray (Grantor)

Thelma L. Gray
Thelma L. Gray (Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF CLARKE

This record was acknowledged before me on August 14, 2017, by Bernard W. Gray
and Thelma L. Gray, husband and wife



Patricia Evans-Davis
Signature of Notary Public