



Document 2017 2820

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Date 9/07/2017 Time 10:03:00AM

Rec Amt \$7.00 Aud Amt \$5.00

INDX

Rev Transfer Tax \$227.20

ANNO

Rev Stamp# 398 DOV# 404

SCAN

LISA SMITH, COUNTY RECORDER

CHEK

MADISON COUNTY IOWA



### WARRANTY DEED

Return to: Ofir Antonio Ramirez and Melanie Kristine Taylor, 335 N. Chestnut Avenue, Earlham, IA 50072

Preparer: Mark L Smith, 101 1/2 W. Jefferson, Winterset, IA 50273, Phone: (515) 462-3731

Taxpayer: Ofir Antonio Ramirez and Melanie Kristine Taylor, 335 N. Chestnut Avenue, Earlham, IA 50072

For the consideration of \$142,500.00 Dollar(s) and other valuable consideration, Katy J. Little, f/k/a Katy J. Harris, n/k/a Katy J. Kerns and Marty W. Kerns, Wife and Husband do hereby Convey to Ofir Antonio Ramirez, Single; and Melanie Kristine Taylor, Single

Madison County, Iowa: Lot One (1) in Block Twenty-eight (28) of the Original Town of Winterset, 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.

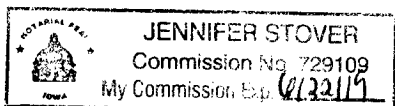
Dated on August 30

Katy Kerns  
Katy J. Kerns (Grantor)

Marty Kerns  
Marty W. Kerns (Grantor)

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on 8/30/17, by Katy J. Kerns and Marty W. Kerns



Jennifer Stover  
Signature of Notary Public