



Document 2017 2885

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Rec Amt \$7.00 Aud Amt \$10.00
Rev Transfer Tax \$71.20
Rev Stamp# 409 DOV# 416

INDX
ANNO
SCAN

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK



WARRANTY DEED - JOINT TENANCY

Return to: Mark L. Smith, P.O. Box 230, Winterset, IA 50273

Preparer: Mark L. Smith, P.O. Box 230, Winterset, IA 50273, (515) 462-3731

Taxpayer: Travis and Morgan Potzner, 118 E. Lane Street, Winterset, IA 50273

For the consideration of ---\$45,000.00--- Dollar(s) and other valuable consideration, Goerge J. Potzner and Julie R. Potzner, husband and wife

Travis Potzner and Morgan Potzner do hereby Convey to

Travis Potzner and Morgan Potzner as Joint Tenants

with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in Madison County, Iowa: Parcel "E" located in the Southwest Quarter (1/4) of the Southwest Quarter (1/4) of Section Nine (9) and containing 5.14 acres; and Parcel "F" located in the Southeast Quarter (1/4) of the Southeast Quarter (1/4) of Section Eight (8) and containing 0.64 acres; all in Township Seventy-four (74) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, both Parcels as shown in Plat of Survey filed in Book 2017, Page 2665 on August 24, 2017, in the Office of the Recorder of 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 Sept. 11, 2017

George J. Potzner (Grantor)

Julie R. Potzner (Grantor)

STATE OF Iowa, COUNTY OF Madison

This record was acknowledged before me on Sept. 11, 2017, by George J. Potzner and Julie R. Potzner



Signature of Notary Public