



Document 2017 3518

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Date 11/08/2017 Time 11:47:48AM

Rec Amt \$12.00 Aud Amt \$5.00 INDX

Rev Transfer Tax \$235.20 ANNO

Rev Stamp# 485 DOV# 495 SCAN

LISA SMITH, COUNTY RECORDER CHEK

MADISON COUNTY IOWA



WARRANTY DEED - JOINT TENANCY

Return to: Jane E. Rosien, 223 E. Court Avenue, P.O. Box 67, Winterset, IA 50273-0067

Preparer: Jane E. Rosien, 223 E. Court Avenue, P.O. Box 67, Winterset, IA 50273-0067, Phone: 515-462-4912

Taxpayer: Hector Valenzuela and Judith Carranza Carrillo, 5000 SW 8th Street, Des Moines, IA 50315

For the consideration of \$147,500.00 Dollar(s) and other valuable consideration, Harold Phillip Libby and Sharon A. Libby, Husband and Wife,

Hector Valenzuela and Judith Carranza Carrillo, do hereby Convey to

Hector Valenzuela and Judith Carranza Carrillo, as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in Madison County, Iowa: For Legal Description see Exhibit "A" attached hereto and by this reference incorporated herein.

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.

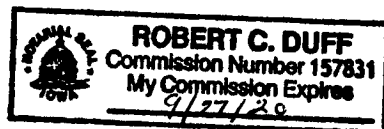
Dated on November 6, 2017

Harold Phillip Libby
Harold Phillip Libby (Grantor)

Sharon A. Libby
Sharon A. Libby (Grantor)

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on November 6, 2017, by Harold Phillip Libby and Sharon A. Libby



Robert C. Duff
Signature of Notary Public

Exhibit "A"

A tract of land located in the Northwest Fractional Quarter (1/4) of the Northeast Quarter (1/4) of Section Three (3), Township Seventy-five (75) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, more particularly described as follows, to-wit: Commencing at a point 926.3 feet East of the North Quarter (1/4) Corner of said Section Three (3), running thence East 389.55 feet, thence South 0°12' West 339.90 feet, thence South 88°49' West 494.80 feet, thence North 1°25' East 265 feet, thence North 89°53' East 100 feet, thence North 0°07' West 85 feet to the point of beginning, containing 2.64 acres more or less exclusive of the present highways, **EXCEPT** any portion of the South Thirty (30) acres of the Northwest Fractional Quarter (1/4) of the Northeast Quarter (1/4) of said Section Three (3), that lies therein.

