



Document 2017 3581

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Rec Amt \$12.00 Aud Amt \$5.00

INDX

Rev Transfer Tax \$167.20

ANNO

Rev Stamp# 493 DOV# 505

SCAN

LISA SMITH, COUNTY RECORDER

CHEK

MADISON COUNTY IOWA

\$ 105,000

Preparer Information: Richard J. Howes, 4401 Westown Pkwy., Ste. 302, West Des Moines, IA 50266, Phone: (515) 225-9000 Fax: (515) 225-9360 Email: richard@ialawfirm.com

Return Document To and Address Tax Statement to: Douglas G. Richards and Denise A. Richards, 6419 NW 52nd St., Johnston, Iowa 50131

1/1

### WARRANTY DEED

For the consideration of One Dollar and other valuable consideration, Mark W. Schmidt and Chris A. Schmidt, husband and wife, do hereby convey to Douglas G. Richards and Denise A. Richards, husband and wife, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Madison County, Iowa:

Lot Nine (9) of POLO POINTE PLAT 2 SUBDIVISION, a subdivision in the South Half (1/2) of the Northwest Quarter (1/4), South Half (1/2) of the Northeast Quarter (1/4), Northeast Quarter (1/4) of the Southwest Quarter (1/4), and the North Half (1/2) of the Southeast Quarter (1/4) of Section Twenty-four (24), Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5th P.M., 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.

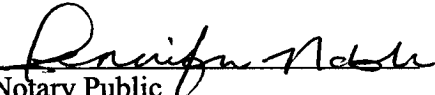
Dated: November 13, 2017.

Mark W. Schmidt  
Mark W. Schmidt

Chris A. Schmidt  
Chris A. Schmidt

STATE OF IOWA, COUNTY OF POLK, ss:

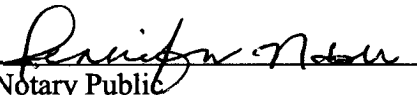
This record was acknowledged before me on November 10, 2017, by Mark W. Schmidt, husband of Chris A. Schmidt.

  
Notary Public



STATE OF IOWA, COUNTY OF POLK, ss:

This record was acknowledged before me on November 13, 2017, by Chris A. Schmidt, wife of Mark W. Schmidt.

  
Notary Public

