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Rev Transfer Tax \$687.20 Rev Stamp# 13 DOV# 13 ANNO SCAN

LISA SMITH, COUNTY RECORDER MADISON COUNTY 10WA

CHEK

WARRANTY DEED - JOINT TENANCY

Return to: Brian Cooper and Sarah Cooper, 1799 200th Street, Winterset, IA 50273
Preparer: Jerrold B. Oliver, P.O. Box 230, Winterset, IA 50273, (515) 462-3731
Return to: Brian Cooper and Sarah Cooper, 1799 200th Street, Winterset, IA 50273 Preparer: Jerrold B. Oliver, P.O. Box 230, Winterset, IA 50273, (515) 462-3731 Taxpayer: Brian Cooper and Sarah Cooper, 1799 200th Street, Winterset, IA 50273
For the consideration of\$430,000.00 Dollar(s) and other valuable
consideration, Joshua A. Hargin and Michelle A. Hargin, husband and wife
do hereby Convey to
Brian Cooper and Sarah Cooper
as Joint Tenants
with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in
Madison County, Iowa: The North Half (1/2) of the Southeast Quarter (1/4) of the
Southeast Quarter (1/4), and a 30 foot strip off the East side of the South Half (1/2) of the Southeast
Quarter (1/4) of the Southeast Quarter (1/4) all in Section Twenty (20), in Township Seventy-six (76)
North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa.
(MCA)

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.

feminine gender	, according to th	ne context.	-	
Dated or	1-9-17			
	all		Mille	M;
	Joshua A. Ha	rgin (Grantor)	Miche	elle A. Hargin (Grantor)
STATE OF	IOWA	, COUNTY OF	MADISON	
This reco	ord was acknow	ledged before me on Jac	mary 9, 2018	, by Joshua A.
Hargin and Mic	chelle A. Hargin			
	N. A. O. W.	ALICE PARKER COMMISSION NO. 14221 MY COMMISSION EXPIRES 5-25-19		Notary Public