

BK: 2018 PG: 196
Recorded: 1/18/2018 at 10:39:34.0 AM
Fee Amount: \$12.00
Revenue Tax: \$207.20
LISA SMITH RECORDER
Madison County, Iowa



WARRANTY DEED

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) 462-4911
Taxpayer: Jessie Lounsbury, 3957 Woodland Avenue, #12, West Des Moines, IA 50266

For the consideration of \$130,000.00 Dollar(s) and other valuable consideration, Gregory Shahan and Melissa Shahan, Husband and Wife,

Jessie Lounsbury, a single woman do hereby Convey to

MADISON County, Iowa: Lot One (1) and the East 16 feet of Lot Two (2) in Block Twenty-two (22) of West Addition to the 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 December 19, 2017

[Signature]
Gregory Shahan (Grantor)

[Signature]
Melissa Shahan (Grantor)

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on December 19, 2017, by Gregory Shahan and Melissa Shahan



[Signature]
Signature of Notary Public