



Document 2018 250

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Date 1/22/2018 Time 3:39:37PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$145.60

Rev Stamp# 32 DOV# 31

INDX

ANNO

SCAN

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

CHEK



WARRANTY DEED
THE IOWA STATE BAR ASSOCIATION
Official Form No. 101
Recorder's Cover Sheet

\$91500

Preparer Information: (Name, address and phone number)

Samuel H. Braland, 115 E. First Street, P.O. Box 370, Earlham, IA 50072 (515) 758-2267

Taxpayer Information: (Name and complete address)

Doris K. Nelson
335 N. Chestnut Avenue
Earlham, Iowa 50072

Return Document To: (Name and complete address)

Samuel H. Braland
P.O. Box 370
Earlham, Iowa 50072

Grantors:

James Williamson
Janet Williamson

Grantees:

Doris K. Nelson

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED

For the consideration of \$91,500.00 and no/100ths----- Dollar(s) and other valuable consideration, JAMES WILLIAMSON and JANET WILLIAMSON, husband and wife, do hereby Convey to DORIS K. NELSON

the following described real estate in Madison County, Iowa:

Lot Three (3) and the South half (1/2) of Lot Two (2) in Block One (1) of Academy Addition to the Town of Earlham, 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 January 3, 2018

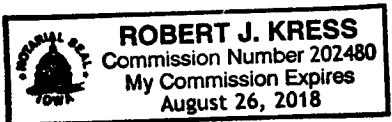
(Grantor)

James Williamson (Grantor)

(Grantor)

Janet Williamson (Grantor)

STATE OF IOWA, COUNTY OF MADISON This record was acknowledged before me on January 3, 2018, by James Williamson and Janet Williamson



Signature of Notary Public