



Document 2018 1240

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Date 4/20/2018 Time 3:25:12PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$236.00

Rev Stamp# 157 DOV# 158

INDX

ANNO

SCAN

LISA SMITH, COUNTY RECORDER

CHEK

MADISON COUNTY IOWA

This instrument prepared by:

JOSEPH F WALLACE, Simpson, Jensen, Abels, Fischer & Bouslog PC, 400 Locust St, Ste 400, Des Moines, IA 50309

Phone No.: 515-453-4216

Mail tax statements and return document to:

Nicholas M Diehm and Nicole A Diehm, 317 S 7th St, Winterset, IA 50273

$\frac{1}{2}$ \$148,000

WARRANTY DEED

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Jamie P. Reynolds and Tabatha Reynolds, a married couple**, do hereby convey unto **Nicholas M Diehm and Nicole A Diehm, a married couple**, as **Joint Tenants with full rights of survivorship and not as Tenants in Common**, the following described real estate:

Lot Five (5) and the West 41.85 feet of Lot Six (6) in Block Seventeen (17) of Loughridge & Cassidy's Addition to the Town of Winterset, Madison County, Iowa.

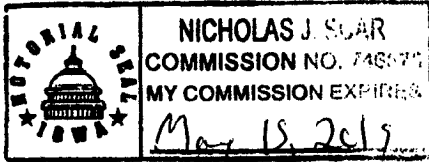


Order No.: MES-78872/DW

SUBJECT TO ANY COVENANTS, RESTRICTIONS AND EASEMENTS OF RECORD

Grantors do hereby covenant with Grantees, and successors in interest, that said Grantors hold the real estate by title in fee simple; that the Grantors 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.



Jamie P. Reynolds
Jamie P. Reynolds
Tabatha Reynolds
Tabatha Reynolds

STATE OF Iowa)
COUNTY OF Madison) SS:

This instrument was acknowledged before me on April 18 2018 by Jamie P. Reynolds and Tabatha Reynolds, a married couple.

[Signature]
Notary Public in and for said State

