



Document 2018 1580

Book 2018 Page 1580 Type 03 001 Pages 2

Date 5/18/2018 Time 3:31:52PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$695.20

Rev Stamp# 201 DOV# 201

INDX  
ANNO  
SCAN

LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

CHEK

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Prepared By: Zorica Ilic Burch, 4201 Westown Pkwy - Ste 250, W. Des Moines, Iowa 50266 (515) 283-1801 (136SR)

Return To: Brett Kaysen, 2314 Timber Ridge Avenue, SAINT CHARLES, IA 50240

2 Taxpayer Information: Brett Kaysen, 2314 Timber Ridge Avenue, SAINT CHARLES, IA 50240

$\frac{1}{2}$  \$435,000

**WARRANTY DEED**

For the consideration of One (\$1.00) Dollar and other valuable consideration, **Kelly Lynn Collier, a Single Person, and John Michael Estrada, a Single Person**, do hereby convey to **Brett Kaysen and Tara Kaysen, 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**:

**The West Half (1/2) of the Northwest Quarter (1/4) of the Northeast Quarter (1/4) of Section Eight (8) in Township Seventyfive (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa.**

**Subject to all easements, covenants and restrictions of record.**

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: 05/11/18

Kelly Lynn Collier  
Kelly Lynn Collier

John Michael Estrada  
John Michael Estrada

STATE OF ARIZONA            )  
  ) ss:  
COUNTY OF Maricopa )

This record was acknowledged before me this 11 day of May 2018,  
by Kelly Lynn Collier, a Single Person, and John Michael Estrada, a Single Person.

Gabe Estrada  
Notary Public in and for said State

