



Document 2018 1913

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Date 6/18/2018 Time 11:06:01AM
Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$807.20
Rev Stamp# 238 DOV# 237
LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

INDX
ANNO
SCAN
CHEK

WARRANTY DEED

\$505,000

Recorder's Cover Sheet

MDK 47324

Preparer's Information:

Anita M. Olson, 5572 Pierce Street, St. Charles Iowa, 50240 515-975-8969

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Taxpayer's Information: (LaMonte Combs, 1437 Tristan Court, Van Meter, IA 50261)

E✓

Return Document to: (LaMonte Combs, 1437 Tristan Court, Van Meter, IA 50261)

Grantor's Jon Kleen and Kristen Kleen

Grantee's *LaMonte B. Combs and Jean F. Combs, as Co-Trustees of the LaMonte B. and Jean F. Combs Revocable Trust dated November 27, 2007*

Legal Description: See Page 2

Document or Instrument Number of Previously Recorded Documents:

AFTER RECORDING RETURN TO:
La Monte Combs, 1437 Tristan Court, Van Meter, IA 50261

Prepared by: Anita M. Olson, 5572 Pierce St, St. Charles, IA 50420, 515-975-8969

Tax Statements : La Monte Combs, 1437 Tristan Court, Van Meter, IA 50261

WARRANTY DEED

For the Consideration of One (\$1.00) Dollar and other valuable consideration **Jon Kleen and Kristen Kleen, husband and wife**, do hereby Convey to **LaMonte B. Combs and Jean F. Combs, as Co-Trustees of the LaMonte B. and Jean F. Combs Revocable Trust dated November 27, 2007**, the following described real estate in Madison County, Iowa

Lot Two (2) of Phase 1, Timber Ridge Estates, located in the Northeast Quarter (1/4) of Section Twenty-nine (29) in Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5th P.M. Madison County, Iowa.



Otherwise known as 1437 Tristan Court, Van Meter, IA 50261

Grantors do hereby Covenant with grantee, and her successor 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 s 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 acknowledgement hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Dated: 6/14/18

[Signature]
Jon Kleen

[Signature]
Kristen Kleen

State of Iowa:

County of Madison ^{Ss}

This instrument was acknowledged before me on this 14 day of June, 2018, by Jon Kleen and Kristen Kleen, husband and wife.

[Signature]
Notary State of Iowa.

