



Document 2018 2046

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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

Prepared By: Rick L Houseman, 2471 Carver Road, Winterset, Iowa, 50273

Address Tax Statement: Rick L. Houseman, 2471 Carver Road, Winterset, Iowa, 50273

Return to: Rick L. Houseman and Michelle A McCool, 2471 Carver Road, Winterset, IA 50273

Grantor: Rick L Houseman

Grantee: Rick L Houseman and Michelle A McCool

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF; One dollar and other good and valuable consideration; I Rick L Houseman, a married person hereafter referred to as "Grantor", do hereby convey to: Rick L Houseman and Michelle A McCool, husband and wife, as joint tenants with rights of survivorship; hereinafter referred to as "Grantee", the following lands and property lying in the County of Madison, State of Iowa as described below.

This transaction is exempt pursuant to 428A.2(16)

Prior Instrument Reference: Book 2007 Page 3943 Document QCD; of the Recorder of Madison County, Iowa. Tax Parcel ID No(s). 560111584011000.

PROPERTY DESCRIBED in Madison County, Iowa as; LEGAL DESCRIPTION

Parcel "C" located in the Northwest Quarter (1/4) of the Southeast Quarter (1/4) of Section Fifteen (15), in Township Seventy-five (75) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, containing 6.62, as shown in Plat of Survey filed in Book 2007, Page 3943 on October 26, 2007, in the office of the Recorder of Madison County, Iowa.

SUBJECT to easements, rights-of way, protective covenants and mineral reservations of record if any. Subject to Grantor Mortgage Recorded on 02/01/2013 Book 2013 Page 372, Madison County, Iowa and Grantor & Grantee Line of Credit Mortgage Recorded on 04/28/2017, Book 2017, Page 130 Madison County, Iowa.

TO HAVE AND TO HOLD same unto Grantee's and unto Grantee's assigns forever, with all appurtenances thereunto belonging.

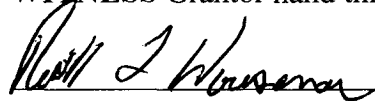
GRANTOR does assign and forever hereby covenant with **GRANTEE** that Grantor is lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantor has a good right to convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

The property herein conveyed is part of the homestead of Grantor.

THE undersigned hereby provides joint tenancy with full right of survivorship to the Grantee.

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.

WITNESS Grantor hand this 26th day of June, 2018.

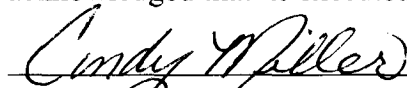
_____

Rick L. Houseman (Grantor)

State of Iowa

County of Madison

On this 26th day of June, 2018, before me, a Notary Public personally appeared Rick L. Houseman known to be the person named in and who executed the foregoing instrument acknowledged that he executed the same in his voluntary act and deed.

_____
Notary Public

Seal



Grantor Name & Address:

Rick L. Houseman

2471 Carver Road, Winterset, IA 50273

Grantee Name & Address:

Rick L Houseman and Michelle A. McCool

2471 Carver Road, Winterset, IA 50273