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Rec Amt \$17.00 Aud Amt \$5.00

Rev Transfer Tax \$37.60

Rev Stamp# 348 DOV# 352

INDX

ANNO

SCAN

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

CHEK



WARRANTY DEED - JOINT TENANCY

THE IOWA STATE BAR ASSOCIATION

Official Form No. 103

Recorder's Cover Sheet

\$24,000

Preparer Information: (Name, address and phone number)

Todd A. Elverson, 700 2nd Ave., Des Moines, IA 50309, Phone: (515) 243-1914

Taxpayer Information: (Name and complete address)

Eric Schaller, 420 E. Court Ave., Winterset, IA 50273

Return Document To: (Name and complete address)

Todd A. Elverson, 700 2nd Ave., Des Moines, IA 50309

Grantors:

Mark E. Vermeer
Sheri L. Lane-Vermeer

Grantees:

Eric Schaller
Natasha Schaller

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED
JOINT TENANCY

For the consideration of One (\$1.00) Dollar(s) and other valuable consideration, Mark E. Vermeer and Sheri L. Lane-Vermeer, husband and wife do hereby Convey to Eric Schaller and Natasha Schaller, 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: See 1 in Addendum

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 8/21/2018

Handwritten signature of Mark E. Vermeer
Mark E. Vermeer(Grantor)

Handwritten signature of Sheri L. Lane-Vermeer
Sheri L. Lane-Vermeer (Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on 8/21/2018, by Mark E. Vermeer and Sheri L. Lane-Vermeer, husband and wife



Handwritten signature of Notary Public
Signature of Notary Public

Addendum

1. Part of the Southeast Quarter of the Northwest Quarter (SE1/4-NW1/4) of Section 31, Township 77 North, Range 27 West of the 5th P.M., Madison County, Iowa, and more particularly described as follows: Commencing at the Southwest corner of said SE1/4-NW1/4, said point being the Southwest corner of Parcel "A" (Recorded Book 2005, Page 524); thence S89°54'11"E, 232.00 feet along the South line of said SE1/4-NW1/4 to a Southeasterly corner of said Parcel "A"; thence N00°00'37"W, 1080.92 feet along the Easterly line of said Parcel "A" to the Point of Beginning; thence continuing N00°00'37"W, 200.00 feet to a Southeasterly corner of said Parcel "A"; thence N89°47'14"E, 670.54 feet to a Southeasterly corner of said Parcel "A" and lying on the West line of Parcel "B" (Recorded Book 2010, Page 2769); thence S00°07'43"W, 200.00 feet along said West line of Parcel "B"; thence S89°47'14"W, 670.06 feet to the Point of Beginning and containing 3.08 acres; subject to and together with any easements of record.