



Document 2018 3271

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Date 10/09/2018 Time 12:36:34PM

Rec Amt \$12.00 Aud Amt \$10.00

INDX

ANNO

SCAN

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK



WARRANTY DEED

Return to: Jerrold B. Oliver, PO Box 230, Winterset, IA 50273

Preparer: Jerrold B. Oliver, PO Box 230, Winterset, IA 50273, Phone: (515) 462-3731

Taxpayer: Frederick W. Martens 2114 120th Street Winterset, Iowa 50273

For the consideration of ONE Dollar(s) and other valuable consideration, Helen I. Martens, Single

do hereby Convey to Frederick W. Martens and Bryan Martens as tenants in common

the following described real estate in Madison County, Iowa:

See Description Attached.

This deed is exempt according to Iowa Code 428A.2(21).

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 Oct 1, 2018

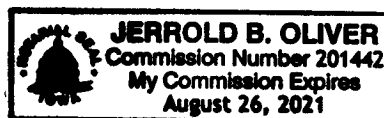
Helen I. Martens

Helen I. Martens (Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on Oct 1, 2018, by Helen I. Martens



Jerrold B. Oliver
Signature of Notary Public

An undivided one-half interest in and to: The Southeast Quarter and the South Half of the Northeast Quarter, the Northeast Quarter of the Northeast Quarter of Section 11, Township 77 North, Range 28 West of the 5th P.M., and the West 20 Acres of the Southwest Quarter of Section 12, Township 77 North, Range 28 West of the 5th P.M., Madison County, Iowa