



Document 2018 3888

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Date 11/29/2018 Time 1:00:33PM
Rec Amt \$7.00 Aud Amt \$5.00
Rev Transfer Tax \$135.20
Rev Stamp# 517 DOV# 516
LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

INDX
ANNO
SCAN
CHEK

P185592

Preparer: Matthew M. Hurn, 4201 Westown Pkwy - Ste 250, W. Des Moines, IA 50266 (515) 283-1801 (2812CB)
Return To: Richard Beaty, 3152 140th St., Cumming, IA 50061
Taxpayer Information: Richard Beaty, 3152 140th St., Cumming, IA 50061

\$85,000 WARRANTY DEED

For the consideration of One (\$1.00) Dollar and other valuable consideration, **Jason W. Weems and Ashley Weems, a married couple**, do hereby Convey to **Richard Beaty and Santhana Beaty, a married couple**, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Madison County, Iowa:

Lot One (1) of Clover Ridge Subdivision, a subdivision in the Northwest Quarter (1/4) of the Northeast Quarter (1/4) of Section 27, Township 77 North, Range 26 West of the 5th P.M., Madison County, Iowa;
Subject to all covenants, restrictions and easements 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: 11/16/2018

[Signature]
Jason W. Weems
[Signature]
Ashley Weems

STATE OF Iowa
COUNTY OF Polk

This record was acknowledged before me on 11-16-18, by Jason W. Weems and Ashley Weems, a married couple.

[Signature]
Notary Public in and for said State

