



**BK: 2018 PG: 4112**  
**Recorded: 12/14/2018 at 1:59:34.0 PM**  
**Pages 2**  
**County Recording Fee: \$17.00**  
**Iowa E-Filing Fee: \$3.00**  
**Combined Fee: \$20.00**  
**Revenue Tax: \$607.20**  
**LISA SMITH RECORDER**  
**Madison County, Iowa**

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This instrument prepared by:

ROSS F. BARNETT, ABENDROTH RUSSELL BARNETT LAW FIRM, 2560 – 73<sup>rd</sup> Street, Urbandale, Iowa 50322 Phone # (515) 271-8996

Return document to and mail tax statements to:

JOSHUA DAVIS AND ERIN LEAH DAVIS, 2694 – 140<sup>th</sup> Street, Van Meter, Iowa 50261

File #RESC / NW (spo)

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## **WARRANTY DEED**

**Legal: Parcel "A", located in the Northeast Quarter (NE ¼) of the Northeast Quarter (NE ¼) of Section Twenty-six (26), Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5<sup>th</sup> P.M., Madison County, Iowa, containing 8.844 acres, as shown in Plat of Survey filed in Book 2001, Page 132 on January 15, 2001, in the Office of the Recorder of Madison County, Iowa**

**Address: 2694 – 140<sup>th</sup> Street, Van Meter, Iowa 50261**

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Connie Hoogeveen a/k/a Connie L. Hoogeveen, a single person**, does hereby convey the above-described real estate to **Erin Leah Davis and Joshua Davis, a married couple**, as Joint Tenants with full rights of survivorship and not as Tenants in Common.

### **SUBJECT TO ALL COVENANTS, RESTRICTIONS, AND EASEMENTS OF RECORD**

Grantor does hereby covenant with Grantees, and successors in interest, that said Grantor holds the real estate by title in fee simple; that the Grantor has 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 Grantor covenants 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.

STATE OF IOWA )

COUNTY OF Dallas )

SS:

On this 7<sup>th</sup> day of December, 2018,  
before me the undersigned, a Notary Public in and for  
said State, personally appeared **Connie Hoogeveen**  
**a/k/a Connie L. Hoogeveen, a single person**, to me  
known to be the identical person named in and who  
executed the foregoing instrument and acknowledged  
that the person executed the same as that person's  
voluntary act and deed.

Nichole Waller  
Notary Public in and for said State

Dated: December 7, 2018

Connie Hoogeveen  
Connie Hoogeveen  
a/k/a Connie L. Hoogeveen

