

BK: 2018 PG: 4195
Recorded: 12/21/2018 at 2:40:11.0 PM
Pages 2
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$0.00
LISA SMITH RECORDER
Madison County, Iowa

Prepared by: & Return To: William E. Bump, Bump & Bump, LLP, Box 366, Stuart, IA 50250 (515) 523-2843
Address Tax Statement: Estes Family Revocable Trust, Dennis Estes, 1056 Adair-Madison Ave., Dexter, IA
50070

WARRANTY DEED

For the consideration of One Dollar and other valuable consideration, Dennis Richard Estes and Georgina Estes, husband and wife, do hereby Convey to Dennis Richard Estes and Georgina Estes, or their successors, as Co-Trustees of the Estes Family Revocable Trust, dated December 20, 2018, the following described real estate in Madison County, Iowa:

All that part of the Southwest Fractional Quarter (¼) of Section Six (6) which lies North of the public highway designated as Interstate Route #80, and containing 46.93 acres, in Township Seventy-seven (77) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa;

And


Parcel "B" of the North Half (N½) of the Southeast Quarter (SE¼) of Section Six (6), Township Seventy-seven (77) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, subject to and together with any and all easements, restrictions or covenants apparent or of record.

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: December 20, 2018



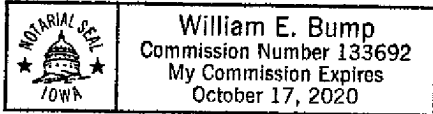
Dennis Richard Estes



Georgina Estes

STATE OF IOWA, COUNTY OF ADAIR

This record was acknowledged before me on December 20, 2018, by Dennis Richard Estes and Georgina Estes, husband and wife.



William E. Bump

Signature of Notary Public