



BK: 2018 PG: 4254
Recorded: 12/28/2018 at 9:52:30.0 AM
Pages 2
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$98.40
LISA SMITH RECORDER
Madison County, Iowa



WARRANTY DEED - JOINT TENANCY
THE IOWA STATE BAR ASSOCIATION
Official Form No. 103
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Samuel H. Braland, 115 E. First Street, P.O. Box 370, Earlham, IA 50072 (515) 758-2267

Taxpayer Information: (Name and complete address)

Eric A. Steward and Amanda R. Steward
1417 Elmwood Avenue
Earlham, Iowa 50072

Return Document To: (Name and complete address)

Samuel H. Braland
P.O. Box 370
Earlham, Iowa 50072

Grantors:

Bonnie M. Arnburg

Grantees:

Eric A. Steward
Amanda R. Steward

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED
JOINT TENANCY

For the consideration of \$62,000.00 and no/100ths----- Dollar(s) and other valuable consideration, BONNIE M. ARNBURG, a single person, do hereby Convey to ERIC A. STEWARD and AMANDA R. STEWARD, 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:

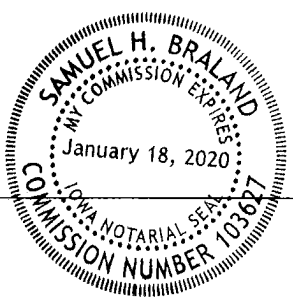
Parcel "C" located in the North Half (1/2) of the Southeast Quarter (1/4) of Section Sixteen (16), Township Seventy-seven (77) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, as shown in Plat of Survey filed in Book 2018, Page 91 on January 8, 2018, in the Office of the Recorder of Madison County, Iowa.

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 December 27, 2018

Signature lines for Bonnie M. Arnburg (Grantor) and Eric A. Steward (Grantor)

STATE OF IOWA, COUNTY OF MADISON
This record was acknowledged before me on December 27, 2018, by Bonnie M. Arnburg



Signature of Notary Public