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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

PREPARED BY &
✓**RETURN TO:** Benjamin L. Rouse, 502 15th Street, P.O. Box 250, Dallas Center, IA 50063 Phone: (515) 992-3728

Address Tax Statement: Richard M. and Shelly L. Grandfield, 1733 330th Street, Lorimor, IA 50149

WARRANTY DEED

For the consideration of one Dollar and other valuable consideration, **RICHARD M. GRANDFIELD and SHELLY L. GRANDFIELD**, husband and wife, do hereby Convey to **RICHARD M. GRANDFIELD and SHELLY L. GRANDFIELD, Trustees, or their successors in Trust, under The RICHARD M. and SHELLY L. GRANDFIELD JOINT REVOCABLE TRUST dated March 13, 2019**, the following described real estate in MADISON County, Iowa:

The North Half of the Southwest Quarter (N 1/2 SW 1/4) and the Southeast Quarter of the Southwest Quarter (SE 1/4 SW 1/4) and the West Half of the Southeast Quarter (W 1/2 SE 1/4) and the Southwest Quarter of the Northeast Quarter (SW 1/2 NE 1/4) of Section Twenty-nine (29) , Township Seventy-four (74) North, Range Twenty-eight (28) West of the 5th P.M. , Madison County Iowa. Subject to a permanent easement over and across a parcel described as follows: Commencing at the Southeast Corner of the Southwest Quarter of the Southeast Quarter of Section 29, Township 74 North, Range 28 West of the 5th P.M., Madison County, Iowa; thence North 200 feet; thence West 200 feet; thence South 200 feet; thence East 200 feet to the point of beginning.

and

The South One Hundred (100) acres of the Southeast Quarter (SE 1/4) of Section Thirty-one (31) in Township Seventy-four (74) North, of Range Twenty-eight (28) West of the 5th P.M., in Madison County, Iowa

This Warranty Deed represents a transfer from the Grantors to themselves as Trustees of a revocable living trust without actual consideration. Accordingly, this conveyance is exempt from the imposition of the transfer tax and from the requirement of filing the Declaration of Value and Groundwater Hazard Statement. 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. 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.

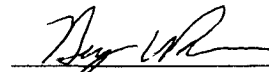
DATED: March 13, 2019.


RICHARD M. GRANDFIELD (Grantor)


SHELLY L. GRANDFIELD (Grantor)

STATE OF IOWA :
: ss.
COUNTY OF DALLAS :

This instrument was acknowledged before me on March 13, 2019, by RICHARD M. GRANDFIELD and SHELLY L. GRANDFIELD.


Benjamin L. Rouse, Notary Public
in and for the State of Iowa

