



Document 2019 956

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Date 4/03/2019 Time 11:39:51AM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$831.20

Rev Stamp# 88 DOV# 89

INDX

ANNO

SCAN

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

CHEK

\$ 520,000.<sup>00</sup>

This instrument prepared by:

ROSS F. BARNETT, ABENDROTH RUSSELL BARNETT LAW FIRM, 2560 – 73<sup>rd</sup> Street, Urbandale, Iowa 50322

Phone # (515) 271-8966

✓ Return document to and mail tax statements to:

MATTHEW AND LAURA BIONDI, 2989 – 143<sup>rd</sup> Court, Van Meter, Iowa 50261

File #RESC / EC (hme)

BIA51512

## WARRANTY DEED

Legal: Lot 36 in PHASE II, TIMBER RIDGE ESTATES, located in the Northeast Quarter (NE ¼) of Section 29, Township 77 North, Range 26 West of 5<sup>th</sup> P.M., Madison County, Iowa EXCEPT Parcel "J", located therein, containing 0.40 acres, as shown in Plat of Survey filed in Book 2013, Page 315 on January 28, 2013, in the Office of the Recorder of Madison County

Address: 2989 – 143<sup>rd</sup> Court, Van Meter, Iowa 50261

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Rusty Armstrong and Kristal Diane Armstrong, a married couple**, do hereby convey the above-described real estate to **Matthew Biondi and Laura Biondi, a married couple**, as Joint Tenants with full rights of survivorship and not as Tenants in Common.

