



Document 2019 1080

Book 2019 Page 1080 Type 03 001 Pages 2

Date 4/15/2019 Time 1:28:45PM

Rec Amt \$12.00 Aud Amt \$10.00

INDX

Rev Transfer Tax \$703.20

ANNO

Rev Stamp# 109 DOV# 110

SCAN

LISA SMITH, COUNTY RECORDER

CHEK

MADISON COUNTY IOWA



WARRANTY DEED
THE IOWA STATE BAR ASSOCIATION
Official Form No. 101
Recorder's Cover Sheet

\$440,000

LSB56885

Preparer Information: (Name, address and phone number)

Aaron M. Hubbard, Hubbard Law Firm, P.C., 2900 100th Street, Suite 209, Urbandale,
IA 50322, Phone: (515) 222-1700

Taxpayer Information: (Name and complete address)

Nicholas E. Mescher and Paige Mescher, 7094 NW 4th St., Ankeny, IA 50023

11 ✓

Return Document To: (Name and complete address)

Aaron M. Hubbard, Hubbard Law Firm, P.C., 2900 100th Street, Suite 209, Urbandale,
IA 50322

Grantors:

Rahn G. Savage
Dorian L. Savage

Grantees:

Nicholas E. Mescher
Paige Mescher

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED

For the consideration of ONE Dollar(s)
 and other valuable consideration, Rahn G. Savage and Dorian L. Savage, a married couple,
 do hereby Convey to
Nicholas E. Mescher and Paige Mescher, a married couple, as joint tenants with full rights of
survivorship and not as tenants in common, the following described real estate in
Madison County, Iowa:

The South 64 rods of the West 25.87 acres of the South One ~~Fourth~~ ^{* Township 76 South, Range 26 West} (1/4) of Section Thirty-one (31),
 AND the South 64 rods of the East One ~~Fourth~~ (1/4) of the Southeast Quarter (1/4) of the Southeast
 Quarter (1/4) of Section Thirty-six (36), ALL in Township Seventy-six (76) North, Range
 Twenty-seven (27), West of the 5th P.M., Madison County, Iowa, AND the East Eighty (80) Acres of
 the South Half (1/2) of the South Half (1/2) of Section Thirty-one (31) in Township Seventy-six (76)
 North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, EXCEPT Parcel "A"
 located therein, containing 12.00 acres, as shown in Plat of Survey filed in Book 2002, Page 5617 on
 November 15, 2002, 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 7-2-2017.

Rahn G. Savage
 Rahn G. Savage (Grantor)

Dorian L. Savage
 Dorian L. Savage (Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF JASPER

This record was acknowledged before me on 4/12/2017, by Rahn G. Savage
 and Dorian L. Savage, a married couple



[Signature]
 Signature of Notary Public