



Document 2019 1236

Book 2019 Page 1236 Type 03 001 Pages 1

Date 5/01/2019 Time 3:24:06PM

Rec Amt \$7.00 Aud Amt \$5.00

Rev Transfer Tax \$411.20

Rev Stamp# 128 DOV# 133

INDX

ANNO

SCAN

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

\$257,500

Preparer: Jason R. Sandegren, 4201 Westown Pkwy - Ste 250, W. Des Moines, IA 50266 (515) 283-1801 (1118RTE)

Return To: Robert Rasmus, 704 N 14th Ave Winterset, IA 50273

Taxpayer Information: Robert Rasmus, 704 N 14th Ave Winterset, IA 50273

WARRANTY DEED

For the consideration of One (\$1.00) Dollar and other valuable consideration, **James W. Kessler and Emily M. Kessler, a married couple**, do hereby Convey to **Robert Rasmus and Laura Rasmus, 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:

Lot Eleven (11) in Block Four (4) in Birchwood Estates, Plat No. 1, an Addition to the City of Winterset, Madison County, Iowa;

Subject to all covenants, restrictions and easements of record.



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: 4-30-19

James W. Kessler
James W. Kessler

Emily M. Kessler
Emily M. Kessler

STATE OF Iowa)
)ss:
COUNTY OF Madison)

This record was acknowledged before me on 4-30-19, by James W. Kessler and Emily M. Kessler, a married couple.

Stephanie K. Gerleman
Notary Public in and for said State

