



Document 2019 1918

Book 2019 Page 1918 Type 03 001 Pages 2

Date 6/27/2019 Time 11:10:14AM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$308.00

Rev Stamp# 228 DOV# 237

INDX

ANNO

SCAN

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

CHEK

**TRUSTEE WARRANTY DEED
Recorder's Cover Sheet**

\$193,000

Preparer Information:

Jerrold B. Oliver, PO Box 230, Winterset, IA 50273 Phone: 515-462-3731

Taxpayer Information:

William L. Frommelt and Pamela L. Frommelt, 1502 105th Street, Earlham, IA 50072

✓ **Return Address**

Jerrold B. Oliver, PO Box 230, Winterset, IA 50273 Phone: 515-462-3731

Grantors:

Jan B. Godby, Trustee of the Jan B. Godby Revocable Trust

Grantees:

William L. Frommelt and Pamela L. Frommelt

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

TRUSTEE WARRANTY DEED
(Inter Vivos Trust)

For the consideration of ---\$193,000.00--- Dollar(s) and other valuable consideration, Jan B. Godby, Trustee of Jan B. Godby Revocable Trust does hereby convey to William L. Frommelt and Pamela L. Frommelt, as Joint Tenants with Full Rights of Survivorship and Not as Tenants in Common,

the following described real estate in Madison County, Iowa:

Parcel "I" of part of the Southwest (SW1/4) of Section 1, Township 77 North, Range 29 West of the 5th P.M., Madison County, Iowa as shown in the Plat of Survey recorded May 10, 2019, in Book 2019, Page 1317 of the Recorder's Office of Madison County, Iowa.

The grantor hereby covenants with grantees, and successors in interest, that grantor holds the real estate by title in fee simple; that grantor has 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 grantor covenants to warrant and defend the real estate against the lawful claims of all persons, except as may be above stated.

The grantor further warrants to the grantees all of the following: That the trust pursuant to which the transfer is made is duly executed and in existence; that to the knowledge of the grantor the person creating the trust was under no disability or infirmity at the time the trust was created; that the transfer by the trustee to the grantees is effective and rightful; and that the trustee knows of no facts or legal claims which might impair the validity of the trust or the validity of the transfer.

Words and phrases herein, including the acknowledgment hereof, shall be construed as in the singular or plural number, according to the context.

Dated: June 25, 2019.

Jan B. Godby
Jan B. Godby, Trustee

STATE OF Iowa, COUNTY OF Madison

This record was acknowledged before me on June 25, 2019, by Jan B. Godby as Trustee of the above entitle trust.

Jerrold B. Oliver
Signature of Notary Public

