



Document 2019 2407

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Date 8/05/2019 Time 1:01:42PM

Rec Amt \$12.00 Aud Amt \$5.00

INDX

Rev Transfer Tax \$127.20

ANNO

Rev Stamp# 298 DOV# 305

SCAN

LISA SMITH, COUNTY RECORDER

CHEK

MADISON COUNTY IOWA

This instrument prepared by:

JOSEPH F WALLACE, Simpson, Jensen, Abels, Fischer & Bouslog PC, 400 Locust St, Ste 400, Des Moines, IA 50309

Phone No.: (515)453-5724

✓ Mail tax statements and return to:

Brian Osborn and Mackenzie Osborn, 313 9th st NW, Altoona, IA 50009

02063144

WARRANTY DEED

\$79,900

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Zuendel Investments, Inc., a corporation**, does hereby convey unto **Brian Osborn and Mackenzie Osborn, as Joint Tenants with full rights of survivorship and not as Tenants in Common**, the following described real estate:

Lot Seventeen (17) of Cedar Woods Plat One (1), City of Winterset, Madison County, Iowa.



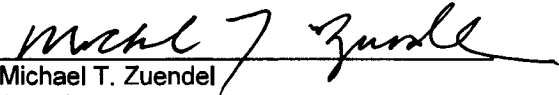
Order No.: MES-86747/CC

SUBJECT TO ANY COVENANTS, RESTRICTIONS AND EASEMENTS OF RECORD

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

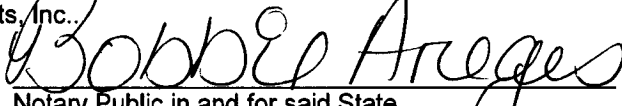
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Zuendel Investments, Inc.


Michael T. Zuendel
President

STATE OF Iowa)
COUNTY OF Polk) SS:

This instrument was acknowledged before me on 07.31.2019 by Michael T. Zuendel as President of Zuendel Investments, Inc.


Notary Public in and for said State

