



Document 2019 2622

Book 2019 Page 2622 Type 03 001 Pages 2
Date 8/23/2019 Time 2:53:39PM
Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$161.60
Rev Stamp# 329 DOV# 338
LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

INDX
ANNO
SCAN
CHEK

Preparer: Joseph W. Coppola III, 4201 Westown Pkwy - Ste 250, W. Des Moines, IA 50266 (515) 283-1801 (5862ESP)

✓ **Return To:** Shawna Sawyer, 404 S. 4th Avenue, Winterset, Iowa 50273

Taxpayer Information: Shawna Sawyer, 404 S. 4th Avenue, Winterset, Iowa 50273

\$ 101,500

WARRANTY DEED

For the consideration of One (\$1.00) Dollar and other valuable consideration, **John O'Neal and Kara O'Neal, husband and wife**, do hereby Convey to **Shawna Sawyer, a single person**, in the following described real estate in Madison County, Iowa:

Lot One (1) of Wilson's Four -Acre Lot in the Town 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.

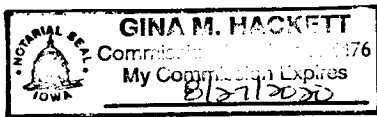
Dated: August 23, 2019

John O'Neal
John O'Neal

Kara A O'Neal
Kara O'Neal

STATE OF Iowa)
) ss:
COUNTY OF Madison)

This record was acknowledged before me on August 23, 2019, by
John O'Neal and Kara O'Neal, husband and wife.



Gina M. Hackett
Notary Public in and for said State