

BK: 2019 PG: 2973
Recorded: 9/17/2019 at 2:02:04.0 PM
Pages 1
County Recording Fee: \$12.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$15.00
Revenue Tax: \$271.20
LISA SMITH RECORDER
Madison County, Iowa

Prepared by: James L. Bergkamp, Jr., ICIS #AT0000823
218 S. 9th St., P.O. Box 8, Adel, IA 50003
Phone (515)993-1000

Send Tax Statement to: Richard D. Dickinson II
1665 Upland Trail, Prole, IA 50229

Return to: Richard D. Dickinson II
1665 Upland Trail, Prole, IA 50229

WARRANTY DEED

For the consideration of One and no/100 (\$1.00) Dollar and other valuable consideration, Diane C. Lynch, single, (Grantor) does hereby Convey to Richard D. Dickinson II (Grantee) the following described real estate in Madison County, Iowa:

The Northeast Quarter (¼) of the Southwest Quarter (¼) of the Northwest Quarter (¼), AND the Southeast Quarter (¼) of the Northwest Quarter (¼), EXCEPT for the South Seven (7) acres of the West Half (½) of the Southeast Quarter (¼) of the Northwest Quarter (¼), ALL in Section Eleven (11), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa;

subject to any easements and restrictions of record.

Document or instrument number of previously recorded documents: _____

Grantor does Hereby Covenant with grantee, and successors in interest, that grantor holds the real estate by title in fee simple; that she 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. 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.

STATE OF WISCONSIN,
COUNTY OF Dane, ss:

Dated: 9/13/19

This instrument was acknowledged before me on September 13, 2019, by
Diane C. Lynch, single.

Diane C. Lynch
Diane C. Lynch (Grantor)

Scott Sussman
Scott Sussman Notary Public

