



Document 2020 3268

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Rec Amt \$12.00 Aud Amt \$5.00

INDX

Rev Transfer Tax \$79.20

ANNO

Rev Stamp# 383

SCAN

LISA SMITH, COUNTY RECORDER

CHEK

MADISON COUNTY IOWA



WARRANTY DEED - JOINT TENANCY

THE IOWA STATE BAR ASSOCIATION

Official Form No. 103

Recorder's Cover Sheet

\$50,000

Preparer Information: (Name, address and phone number)

Jane E. Rosien, 114 E. Jefferson Street, P.O. Box 67, Winterset, IA 50273-0067, Phone: (515) 462-4912

Taxpayer Information: (Name and complete address)

Mark A. Anderson and Amy L. Anderson, 3010 Don Lee Court, Des Moines, IA 50317

☒ **Return Document To:** (Name and complete address)

Jane E. Rosien, 114 E. Jefferson Street, P.O. Box 67, Winterset, IA 50273-0067

Grantors:

Richard M. Martin

Grantees:

Mark A. Anderson

Amy L. Anderson

Legal description: See Page 2

Document or instrument number of previously recorded documents:

N/A



WARRANTY DEED JOINT TENANCY

For the consideration of Fifty Thousand----- Dollar(s) and other valuable consideration, Richard M. Martin, a Single Person,

do hereby Convey to
Mark A. Anderson and Amy L. Anderson,

as Joint Tenants
with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in
MADISON County, Iowa: All of the West 147 feet of the North Half (½) of the Southeast Quarter (¼) of the Southeast Quarter (¼), which lies South of the South line of Highway # 92, AND the South Half (½) of the Southeast Quarter (¼) of the Southeast Quarter (¼) lying North of Middle River as the same now runs through said real estate, ALL in Section Twenty-nine (29), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa.

This Deed is in fulfillment of the Real Estate Contract filed February 27, 2008 in the Madison County Recorder's Office in Book 2008 at Page 638; and the First Amendment to Real Estate Contract filed November 12, 2008 in the Madison County Recorder's Office in Book 2008 at Page 3334.

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 on August 31, 2020

Richard M. Martin

Richard M. Martin(Grantor)

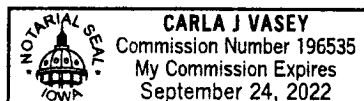
(Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on August 31, 2020, by Richard M. Martin



Carla J Vasey
Signature of Notary Public