



Document 2020 3621

Book 2020 Page 3621 Type 03 001 Pages 1

Date 9/24/2020 Time 10:54:38AM

Rec Amt \$7.00 Aud Amt \$5.00

INDX

Rev Transfer Tax \$5.60

ANNO

Rev Stamp# 435 DOV# 428

SCAN

LISA SMITH, COUNTY RECORDER

CHEK

MADISON COUNTY IOWA

WARRANTY DEED - JOINT TENANCY



Return to: Mark L. Smith, 101 1/2 W. Jefferson, PO Box 230, Winterset, Iowa 50273

Taxpayer: Jeff Hutchison and Janice Hutchison, 2517 Cumming Road, Winterset, IA 50273

Preparer: Mark L. Smith, 101 1/2 W. Jefferson, PO Box 230, Winterset, Iowa 50273, Phone: (515) 462-3731

For the consideration of ---\$4,000.00-- Dollar(s) and other valuable consideration, Christopher William Blanchard and Clarice Elizabeth Blanchard, husband and wife do hereby Convey to Jeff Hutchison and Janice Hutchison

Jeff Hutchison and Janice Hutchison as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in Madison County, Iowa: Parcel "Z" as shown in Plat of Survey dated July 2, 2020, in Book 2020, Page 2349 of the Recorder's Office of Madison County, Iowa.

This real property shall be added to and not separated from Lot 1 of Country Estates West recorded in Book 2002, Page 1834 of the Madison County Recorder's Office.

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.

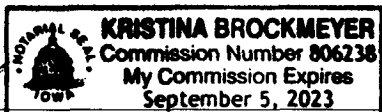
Dated on 9-23-2020

Christopher William Blanchard
Christopher William Blanchard (Grantor)

Clarice Elizabeth Blanchard
Clarice Elizabeth Blanchard (Grantor)

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on September 23, 2020, by Christopher William Blanchard and Clarice Elizabeth Blanchard



Kristina Brockmeyer
Signature of Notary Public