



Document 2020 4091

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Date 10/26/2020 Time 12:22:25PM

Rec Amt \$12.00 Aud Amt \$10.00 INDX

Rev Transfer Tax \$705.60 ANNO

Rev Stamp# 494 DOV# 489 SCAN

LISA SMITH, COUNTY RECORDER

CHEK

MADISON COUNTY IOWA

✓ Return To Preparer: Lisa R. Wilson, Wilson & Egge, P.C., 475 S.E. Alice's Road, Suite A, Waukee, IA 50263, (515) 369-2502
Address Tax Statement: Bruce Drotz and Debby Drotz, 1785 Millstream Ct., Winterset, IA 50273

\$441,214

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: In consideration of the sum of ONE Dollar and other good and valuable consideration, the receipt of which is hereby acknowledged, GENESIS HOMES, INC., an Iowa corporation, hereby Conveys unto BRUCE DROTTZ AND DEBBY DROTTZ, a married couple, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate, situated in Madison County, Iowa:

Lot Twenty-nine (29) of Covered Bridge Estates, located in the Fractional Southwest Quarter (1/4) of the Southwest Quarter (1/4) of Section Seven (7), Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa; AND in the Southeast Quarter (1/4) of the Southeast Quarter (1/4) of Section Twelve (12), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th, P.M., Madison County.

SUBJECT TO ALL COVENANTS, RESTRICTIONS AND EASEMENTS OF RECORD.

Grantor does hereby covenant with grantee, and their successors in interest, that said grantor holds fee title to the real estate; that they have good and lawful authority to sell and convey the same; that said premises are free and clear of all liens and encumbrances whatsoever except as may be above stated; and they covenant to warrant and defend said real estate against the lawful claims of all persons, except as may be above stated.

Each of the undersigned relinquishes all rights of dower, homestead, and distributive share in and to such 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 16/14, 2020.

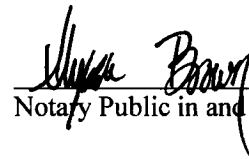
GENESIS HOMES, INC.


By: Dan Sparks, President

STATE OF IOWA)
) SS:
COUNTY OF DALLAS)

This record was acknowledged before me on this 16th day of October, 2020, by Dan Sparks as President of Genesis Homes, Inc.




Notary Public in and for Said State