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Date 1/04/2021 Time 12:59:10PM

Rec Amt \$12.00 Aud Amt \$5.00

INDX
ANNO
SCAN
CHEK

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

Return To: Mark L. Smith, POB 230, Winterset, IA 50273

Preparer: Mark L. Smith, POB 230, Winterset, IA 50273, (515) 462-3731

Taxpayer: Billy and Jill Hatten, 1827 Pammel Park Road, Winterset, IA 50273

3/2

WARRANTY DEED - JOINT TENANCY

For the consideration of -----\$1.00----- Dollar(s) and other valuable consideration, Jerry D. Hacker and Helen M. Hacker, Husband and Wife, do hereby Convey to Billy Hatten and Jill Hatten as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in Madison County, Iowa:

This deed is exempt according to Iowa Code 428A.2(11).

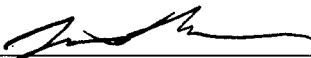
The South Three-fourths (3/4) of the Northeast Quarter (1/4) of the Southwest Quarter (1/4) of Section Sixteen (16) in Township Seventy-five (75) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, EXCEPT a tract commencing at the Southwest corner of the above described land and running thence North on the West line thereof 520 feet, thence East 33 feet to the centerline of the County road, thence Southeasterly along said centerline to the South line of said Northeast Quarter (1/4) of the Southwest Quarter (1/4), thence West 660 feet along said South line to the point of beginning and containing 2.5 acres, more or less.



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: 2-21-19.


Jerry D. Hacker (Grantor)
By: James Donald Hacker, Attorney-in-Fact


Helen M. Hacker (Grantor)
By: James Donald Hacker, Attorney-in-Fact

STATE OF FLORIDA, COUNTY OF miami-Dade

This record was acknowledged before me on 2/21/2019, by James Donald Hacker, as Attorney-in-Fact for both Jerry D. Hacker and Helen M. Hacker.


Signature of Notary Public

