



Document 2021 2607

Book 2021 Page 2607 Type 03 001 Pages 2

Date 6/24/2021 Time 12:08:04PM

Rec Amt \$12.00 Aud Amt \$5.00

INDX

Rev Transfer Tax \$381.60

ANNO

Rev Stamp# 289 DOV# 287

SCAN

LISA SMITH, COUNTY RECORDER

CHEK

MADISON COUNTY IOWA

\$239,000

WARRANTY DEED
Recorder's Cover Sheet

LSB108988-MDK

Preparer Information: Mark L. Smith, 101 1/2 W. Jefferson, Winterset, IA 50273, Phone:
515-462-3731

1
2 **Taxpayer Information:** Gregory J. Cunningham, 902 N. 4th Avenue, Winterset, IA 50273

✓ **Return Document To:** Mark L. Smith, 101 1/2 W. Jefferson, Winterset, Iowa 50273

Grantors: Edward J. Scholtens and Louella R. Scholtens

Grantees: Gregory J. Cunningham

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED

For the consideration of Two Hundred Thirty-Nine Thousand Dollar(s) and other valuable consideration, Edward J. Scholtens and Louella R. Scholtens, husband and wife, do hereby Convey to Gregory J. Cunningham the following described real estate in Madison County, Iowa:

Lot Three (3) of Fourth Avenue Place in the City of Winterset, Madison County, Iowa.



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: June 15, 2021.

Edward J. Scholtens
Edward J. Scholtens, Grantor

Louella R. Scholtens
Louella R. Scholtens, Grantor

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on June 15, 2021 by Edward J. Scholtens and Louella R. Scholtens.

Toni Marie Tindle
Signature of Notary Public

