

BK: 2021 PG: 3677
Recorded: 8/31/2021 at 3:07:52.0 PM
Pages 2
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$239.20
LISA SMITH RECORDER
Madison County, Iowa

WARRANTY DEED JOINT TENANCY
Recorder's Cover Sheet

Preparer Information: Breanna Young, 215 10th St., Ste. 1300, Des Moines, IA 50309 T: (515) 288-2500

Taxpayer Information: Evan Hollingsworth and Samantha Hollingsworth, 2387 Peru Rd., Peru, IA 50222

Return Document To: Breanna Young, 215 10th St., Ste. 1300, Des Moines, IA 50309

Grantors: John H. Williams and Debra Williams

Grantees: Evan Hollingsworth and Samantha Hollingsworth

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED JOINT TENANCY

For the consideration of One Dollar(s) and other valuable consideration, John H. Williams and Debra Williams, a married couple, do hereby convey to Evan Hollingsworth and Samantha Hollingsworth, as joint tenants with full rights of survivorship and not as tenants in common, the following-described real estate in Madison County, Iowa:

AN UNDIVIDED ONE-HALF INTEREST IN AND TO: Parcel "L" being part of the Southwest Quarter of the Southeast Quarter (SW $\frac{1}{4}$ SE $\frac{1}{4}$) and part of the Southeast Quarter of the Southwest Quarter (SE $\frac{1}{4}$ SW $\frac{1}{4}$) of Section 24, Township 75 North, Range 28 West of the 5th P.M., Madison County, Iowa, containing 50.347 acres, including 0.358 acres of county road right-of-way easement.

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: August 27, 2021.

John H. Williams
John H. Williams, Grantor

Debra Williams
Debra Williams, Grantor

STATE OF IOWA, COUNTY OF POLK

This record was acknowledged before me on 8/27/2021 by John H. Williams and Debra Williams.

[Signature]
Signature of Notary Public

