

Preparer: Jason R. Sandegren, 4201 Westown Pkwy - Ste 250, W. Des Moines, IA 50266 (515) 283-1801 (6863RSS)

Return To: Natalie Drevet, 316 S. 6th Ave., WINTERSET, IA 50273

Taxpayer Information: Natalie Drevet, 316 S. 6th Ave., WINTERSET, IA 50273

WARRANTY DEED

For the consideration of One (\$1.00) Dollar and other valuable consideration, **Colleen K. Nicholl, a single person**, do hereby Convey to **Natalie Drevet and Steve Drevet, a married couple**, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate:

Lot Ten (10) and the North Half (1/2) of Lot Nine (9), in Block Seventeen (17), of the West Addition to Winterset, Iowa.

Subject to all covenants, restrictions and easements of record.

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: 9-16-21

Colleen K. Nicholl
Colleen K. Nicholl

STATE OF IA)

COUNTY OF Polk)

)ss:

This record was acknowledged before me on 9-16-21, by Colleen K. Nicholl, a single person.



Marcia Munger
Notary Public in and for said State