



Document 2021 5253

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 Date 12/28/2021 Time 1:41:53PM
 Rec Amt \$12.00 Aud Amt \$5.00 INDX
 Rev Transfer Tax \$335.20 ANNO
 Rev Stamp# 646 DOV# 637 SCAN
 LISA SMITH, COUNTY RECORDER CHEK
 MADISON COUNTY IOWA

\$210,000

This instrument prepared by:

ROSS F. BARNETT, ABENDROTH RUSSELL BARNETT LAW FIRM, 2560 - 73rd Street, Urbandale, Iowa 50322

Phone # (515) 271-7770

Return document to and mail tax statements to:

ELIZABETH CHANTEL WILKINSON, 1516 West Jefferson Street, Winterset, Iowa 50273

File # RESC / CVG (spo)

$\frac{2}{4}$

WARRANTY DEED

Legal: Lot 18 of Corkrean Addition to the Town of Winterset, Madison
 County, Iowa



Address: 1516 West Jefferson Street, Winterset, Iowa 50273

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Daniel Benge and Amy Benge, a married couple**, do hereby convey the above-described real estate to **Elizabeth Chantel Wilkinson, a single person**.

SUBJECT TO ALL COVENANTS, RESTRICTIONS, AND EASEMENTS OF RECORD

Grantors do hereby covenant with Grantees, and successors in interest, that said 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 relinquish 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.

STATE OF <u>Iowa</u>) COUNTY OF <u>Dallas</u>) SS: On this <u>30th</u> day of <u>NOV</u> , 2021, before me the undersigned, a Notary Public in and for said State, personally Daniel Bengé and Amy Bengé, a married couple , to me known to be the identical persons named in and who executed the foregoing instrument and acknowledged that those persons executed the same as their voluntary act and deed. <u>N Baier</u> Notary Public in and for said State	Dated: <u>NOV 30</u> , 2021 <u>D Bengé</u> Daniel Bengé <u>Amy Bengé</u> Amy Bengé
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