



Document 2021 923

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Date 3/08/2021 Time 12:27:30PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$98.40

Rev Stamp# 87 DOV# 91

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

INDX

ANNO

SCAN

CHEK

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

**Taxpayer:** Stuart Hoven and Collette Hoven, 503 S. 2nd Ave., Winterset, IA 50273

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

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### WARRANTY DEED JOINT TENANCY

For the consideration of Sixty-Two Thousand Dollar(s) and other valuable consideration, Nellie A. Bindel, Single, does hereby Convey to Stuart Hoven and Collette Hoven, husband and wife, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Madison County, Iowa:

Lot One (1) of Leinard's Addition to the Town 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: 3/5/2021

Nellie A. Bindel, Grantor, by Patricia Ashbaugh,  
Attorney-in-fact

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on 3/5/21 by Patricia Ashbaugh,  
attorney-in-fact for Nellie A. Bindel.



Betsy Breeding  
Signature of Notary Public