



Document 2022 2440

Book 2022 Page 2440 Type 03 001 Pages 2
Date 8/16/2022 Time 9:09:53AM
Rec Amt \$12.00 Aud Amt \$5.00 INDX
Rev Transfer Tax \$343.20 ANNO
Rev Stamp# 310 DOV# 302 SCAN
LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA CHEK

Return To: Caleb and Cecilia Long, 1351 Pitzer Road, Earlham, IA 50072
Taxpayer: Caleb and Cecilia Long, 1351 Pitzer Road, Earlham, IA 50072
Preparer: Michael Maynes, 164 Public Square, PO Box 32, Greenfield, IA 50849, Phone: 641-743-2800

WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration, Jacque Armstrong, f/k/a/ Jacque College and Ryan L. Armstrong, wife and husband, do hereby Convey to Caleb Long and Cecilia Long, 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:

Parcel "C" located in the Southeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Twenty-one (21), Township Seventy-seven (77) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, containing 3.009 acres, as shown in Plat of Survey filed in Book 3, Page 611 on July 31, 2000, in the Office of the Recorder of Madison County, Iowa, AND Parcel "D" located in the Southeast Quarter (1/4) of the Northeast Quarter (1/4) of said Section Twenty-one (21), containing 0.54 acres, as shown in Plat of Survey filed in Book 2008, Page 103 on January 10, 2008, in the Office of the Recorder of 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: August 14, 2022.

Jacque Armstrong
Jacque Armstrong, Grantor

Ryan L Armstrong
Ryan L. Armstrong, Grantor

STATE OF IOWA, COUNTY OF Adair

This record was acknowledged before me on August 14, 2022 by Jacque Armstrong.

Diane Poore
Signature of Notary Public



STATE OF IOWA, COUNTY OF Adair

This record was acknowledged before me on August 14, 2022 by Ryan L. Armstrong.

Diane Poore
Signature of Notary Public

