



Document 2023 1997

Book 2023 Page 1997 Type 03 001 Pages 3

Date 8/23/2023 Time 3:20:51PM

Rec Amt \$17.00 Aud Amt \$5.00 INDX

Rev Transfer Tax \$447.20 ANNO

Rev Stamp# 284 DOV# 284 SCAN

BRANDY MACUMBER, COUNTY RECORDER CHEK
MADISON COUNTY IOWA

\$280,000⁰⁰

WARRANTY DEED
(Several Grantors)
Recorder's Cover Sheet

Preparer Information: Kyle Weber, 101 1/2 W Jefferson, Winterset, IA 50273, Phone:
5154623731

Taxpayer Information: Willie D. Miller and Martha A. Yoder, 1934 330th St, Lorimor, IA
50149

$\frac{2}{5}$
E ✓ **Return Document To:** Willie D. Miller, 1934 330th St, Lorimor, IA 50149

Grantors: Ervin I. Yoder and MaryAnn D. Yoder

Grantees: Willie D. Miller and Martha A. Yoder

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED
(Several Grantors)


For the consideration of Two Hundred Eighty Thousand Dollar(s) and other valuable consideration, Ervin I. Yoder and MaryAnn D. Yoder, husband and wife, do hereby Convey to Willie D. Miller and Martha A. Yoder, as 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:

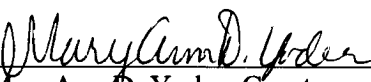
Parcel "C" located in the Southeast Quarter (¼) of the Northeast Quarter (¼) of Section Twenty-six (26), Township Seventy-four (74), Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, containing 13.967 acres, as shown in Plat of Survey filed in Book 2021, Page 3567 on August 25, 2021, 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.

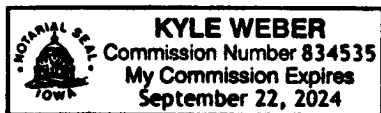
Dated: 8-22-23.

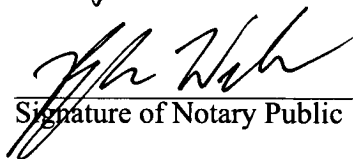

Ervin I. Yoder, Grantor


MaryAnn D. Yoder, Grantor

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on August 22, 2023
by Ervin I. Yoder and MaryAnn D. Yoder.





Signature of Notary Public