



Document 2023 424

Book 2023 Page 424 Type 03 001 Pages 2

Date 3/02/2023 Time 12:11:17PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$2,175.20

Rev Stamp# 51 DOV# 53

INDX

ANNO

SCAN

BRANDY MACUMBER, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

\$1,360,000⁰⁰

**WARRANTY DEED JOINT TENANCY
Recorder's Cover Sheet**

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

¹/₂ **Taxpayer Information:** Dennis R. Faust and Tracy Faust, 1128 W. Jefferson St., Winterset, IA
50273

☒ **Return Document To:** Dennis R. Faust, 1128 W. Jefferson St., Winterset, IA 50273

Grantors: Francis Leroy Faust

Grantees: Dennis R. Faust and Tracy Faust

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED JOINT TENANCY

For the consideration of One Million Three Hundred Sixty Thousand Dollar(s) and other valuable consideration, Francis Leroy Faust, Single, does hereby Convey to Dennis R. Faust and Tracy Faust, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Madison County, Iowa:

The Southeast Quarter (¼) of Section Thirty-two (32), Township Seventy-seven (77) North, Range Twenty-nine (29) West of the 5th P.M., 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.

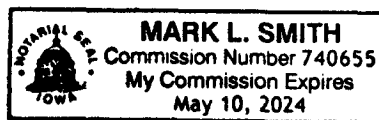
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Dated: 3/1/2023.

Francis Leroy Faust
Francis Leroy Faust, Grantor

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on 3/1/2023 by
Francis Leroy Faust.



Mark L. Smith
Signature of Notary Public