



Document 2024 1251

Book 2024 Page 1251 Type 03 001 Pages 2

Date 6/06/2024 Time 11:55:37AM

Rec Amt \$12.00 Aud Amt \$5.00

INDX

Rev Transfer Tax \$358.40

ANNO

Rev Stamp# 164 DOV# 170

SCAN

BRANDY MACUMBER, COUNTY RECORDER

CHEK

MADISON COUNTY IOWA

\$224,500.00

**WARRANTY DEED  
Recorder's Cover Sheet**

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

<sup>1</sup>/<sub>2</sub> **Taxpayer Information:** Jill McDonald, 421 E. Court Avenue, Winterset, IA 50273

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

**Grantors:** Bryan C. Mescher and Lorrie Bosma Mescher

**Grantees:** Jill McDonald

**Legal Description:** See Page 2

**Document or instrument number of previously recorded documents:** *LN 150330 MAM*



**WARRANTY DEED**

For the consideration of Two Hundred Twenty-Four Thousand Five Hundred Dollar(s) and other valuable consideration, Bryan C. Mescher and Lorrie Bosma Mescher, husband and wife, do hereby Convey to Jill McDonald the following described real estate in Madison County, Iowa:

Lot Eight (8) in Block Two (2) of Goe's Addition to the Town of Winterset, Madison County, Iowa.



There is no known private burial site, well, solid waste disposal site, underground storage tank, hazardous waste, or private sewage disposal system on the property as described in Iowa Code Section 558.69, and therefore the transaction is exempt from the requirement to submit a groundwater hazard statement.

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: 6.02.2024

Bryan C Mescher  
Bryan C. Mescher, Grantor

Lorrie Bosma Mescher  
Lorrie Bosma Mescher, Grantor

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on 6/2/24 by Bryan C. Mescher and Lorrie Bosma Mescher.



Jill McDonald  
Signature of Notary Public