



Document 2024 2069

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Date 8/26/2024 Time 11:54:22AM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$767.20

Rev Stamp# 291 DOV# 286

BRANDY MACUMBER, COUNTY RECORDER

MADISON COUNTY IOWA

INDX

ANNO

SCAN

CHEK

\$480,000.00

WARRANTY DEED
Recorder's Cover Sheet

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

Taxpayer Information: Keaton W. Eilers and Aundrea Eilers, 2365 Warren Lane, Saint
Charles, IA 50240

Return Document To: Keaton W. Eilers, 2365 Warren Lane, Saint Charles, IA 50240

Grantors: Lucy M. Douglas n/k/a Lucy Marilyn Mickow

Grantees: Keaton W. Eilers and Aundrea Eilers

Legal Description: See Page 2

EW 1533101

Document or instrument number of previously recorded documents:



WARRANTY DEED

For the consideration of Four Hundred Eighty Thousand Dollar(s) and other valuable consideration, Lucy M. Douglas n/k/a Lucy Marilyn Mickow, single, does hereby Convey to Keaton W. Eilers and Aundrea Eilers, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Madison County, Iowa:

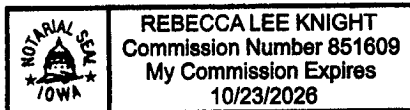
A tract of land located in the Northeast Quarter (1/4) of the Southeast Quarter (1/4) of Section Twelve (12), in Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, more particularly described as follows, to-wit: Commencing at a point 672.4 feet South of the Northeast corner of the Northeast Quarter (1/4) of the Southeast Quarter (1/4) of said Section Twelve (12), running thence South 644.1 feet to the Southeast corner of said Northeast Quarter (1/4) of the Southeast Quarter (1/4), thence South 83°23' West 680.8 feet along the South line of said Northeast Quarter (1/4) of the Southeast Quarter (1/4), thence North 644.1 feet, thence North 83°23' East 680.8 feet to the point of beginning, containing 10.0001 Acres.



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: 8-23-2024



Lucy Marilyn Mickow
Lucy M. Douglas n/k/a Lucy Marilyn Mickow,
Grantor

STATE OF IOWA, COUNTY OF Polk

This record was acknowledged before me on Lucy Marilyn Mickow by Lucy M. Douglas n/k/a Lucy Marilyn Mickow.

Whelan Lee Knight
Signature of Notary Public