



Document 2012 893

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Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$260.00

Rev Stamp# 79 DOV# 79

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

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CHEK

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Official Form No. 103 - May 2006

Mark L. Smith

FOR THE LEGAL EFFECT OF THE USE OF
THIS FORM, CONSULT YOUR LAWYER

Return To: Farmers & Merchants State Bank, POB 29, Winterset, IA 50273

Preparer: Mark L. Smith, POB 230, Winterset, IA 50273, (515) 462-3731

Taxpayer: Pablo L. and Dawn Suarez, 2211 North 8th Avenue, Winterset, IA 50273



WARRANTY DEED - JOINT TENANCY

For the consideration of -----\$163,000.00----- Dollar(s) and other valuable consideration,
Steven J. Teachout and Chantel C. Teachout, Husband and Wife,

do hereby
Convey to Pablo L. Suarez, Jr. and Dawn M. Suarez,

as Joint
Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in
Madison County, Iowa:

See 1 in Addendum

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.

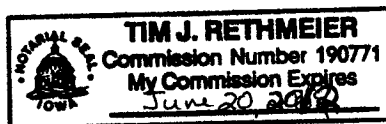
Steven J. Teachout (Grantor)

Dated: 29 Mar 12

Chantel C. Teachout (Grantor)

STATE OF IOWA, COUNTY OF MADISON

This instrument was acknowledged before me on March 29, 2012, by Steven J. Teachout and Chantel C. Teachout



Notary Public

Addendum

1. ☐ That portion of the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4) of Section Twenty-five (25), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., lying West of Cedar Creek and East of the centerline of the County road as established by resolution and recorded in the minutes of the February 22, 1977 meeting of the Madison County Board of Supervisors; AND Parcel "A" located in the Southeast Quarter (SE 1/4) of the Northwest Quarter (NW 1/4), and in the Southwest Quarter (SW 1/4) of the Northeast Quarter (NE 1/4) of said Section Twenty-five (25), containing 3.191 acres, as shown in Amended Plat of Survey filed in Book 2, Page 598 on July 26, 1995, in the Office of the Recorder of Madison County, Iowa.

