



Document 2012 2945

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Date 10/02/2012 Time 11:07 AM

Rec Amt \$17.00 Aud Amt \$5.00

Rev Transfer Tax \$167.20

Rev Stamp# 300 DOV# 321

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

INDX

ANNO

SCAN

CHEK

WARRANTY DEED

(Several Grantors)

THE IOWA STATE BAR ASSOCIATION

Official Form No. 102

Recorder's Cover Sheet

Preparer Information: (name, address and phone number)

Jerrold B. Oliver, P.O. Box 230, Winterset, IA 50273, Phone: (515) 462-3731

Taxpayer Information: (name and complete address)

H. Joan Carey, 901 W South St., Winterset, IA 50273

Return Document To: (name and complete address)

H. Joan Carey, 901 W South St., Winterset, IA 50273

Grantors:

Bonnie Lee Gordon, Martha Ann Armit, Scott Dean Emerson and Barbara Emerson

Grantees:

H. Joan Carey

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

3
5

Jerrold B. Oliver

WARRANTY DEED
(Several Grantors)

For the consideration of \$105,000.00 Dollar(s) and other valuable consideration, Bonnie Lee Gordon, Single; Martha Ann Armit, Single; and Scott Dean Emerson and Barbara Emerson, Husband and Wife do hereby Convey to H. Joan Carey the following described real estate in Madison County, Iowa:

The East 61 and 7/8 feet of Lots Five (5) and Eight (8), in Block Two (2), of Adkison's Addition to the Town of Winterset, in Madison County, Iowa; AND, a tract commencing at the southeast corner of said Block Two (2), and running thence East $24\frac{3}{4}$ feet; thence North 132 feet; thence West $24\frac{3}{4}$ feet; thence South 132 feet to the point of beginning.



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: effective October 1, 2012

Bonnie Lee Gordon

By: Scott Dean Emerson
Scott Dean Emerson, Attorney-in-fact

Martha Ann Armit

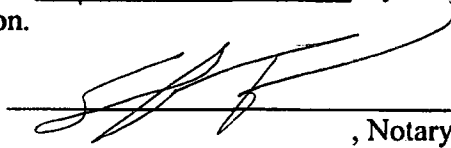
By: Scott Dean Emerson
Scott Dean Emerson, Attorney-in-fact

Scott Dean Emerson
Scott Dean Emerson

Barbara Emerson
Barbara Emerson

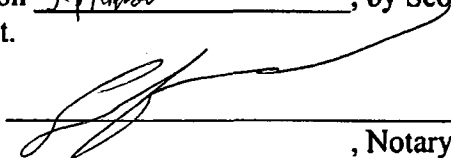
STATE OF Colorado, COUNTY OF Jefferson

This instrument was acknowledged before me on September 22nd, by Scott Dean Emerson, Attorney-in-fact for Bonnie Lee Gordon.


_____, Notary Public

STATE OF Colorado, COUNTY OF Jefferson

This instrument was acknowledged before me on September 22nd, by Scott Dean Emerson, Attorney-in-fact for Martha Ann Armit.


_____, Notary Public

STATE OF Colorado, COUNTY OF Jefferson

This instrument was acknowledged before me on September 22nd, by Scott Dean Emerson and Barbara Emerson.


_____, Notary Public



My Commission Expires 02/04/2014