



Document 2012 3013

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Date 10/08/2012 Time 11:54 AM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$245.60

Rev Stamp# 310 DOV# 331

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

INDX ✓

ANNO

SCAN

CHEK

This instrument prepared by:

MARK U. ABENDROTH, Abendroth & Russell, P.C., 2560 73rd St, Urbandale, IA 50322-4700

Phone No.: (515)453-5724

Return to:

Austin D. Golightly, 1218 Badger Creek Rd, Van Meter, IA 50261

Mail tax statements to:

Austin D. Golightly, 1218 Badger Creek Rd, Van Meter, IA 50261

Order No.: MES-41736/CC

\$ 154,000.00

WARRANTY DEED

Legal: A tract of land commencing 1,614.25 feet North of the center of Section Thirteen (13) in Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, thence East 171 feet, thence South 254.73 feet, thence West 171 feet, thence North 254.73 feet to the point of beginning, containing 1 acre more or less, and being a part of the Northwest Quarter (1/4) of the Northeast Quarter (1/4) of said Section.



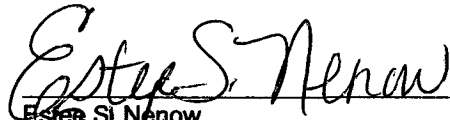
For the consideration of One Dollar (\$1.00) and other good valuable consideration, receipt of which is hereby acknowledged, **Estee S. Nenow, f/k/a Estee S. Walter, and Richard Nenow, wife and husband**, does hereby convey unto **Austin D. Golightly, a single person**, the above-described real estate.

ABENDROTH & RUSSELL, P.C.

SUBJECT TO ALL COVENANTS, RESTRICTIONS AND EASEMENTS OF RECORD

Grantor does hereby covenant with Grantee, and successors in interest, that said Grantor holds the real estate by title in fee simple; that the Grantor has 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 Grantor covenants 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.

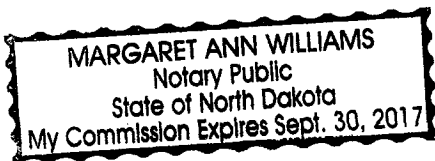


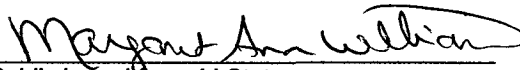
Estee S. Nenow


Richard Nenow

STATE OF North Dakota)
COUNTY OF Stutsman) SS:

This instrument was acknowledged before me on October 3 2012 by Estee S. Nenow, f/k/a Estee S. Walter, and Richard Nenow, wife and husband.





Notary Public in and for said State