



Document 2016 3191

Book 2016 Page 3191 Type 03 001 Pages 2
Date 10/25/2016 Time 2:58:24PM
Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$39.20
Rev Stamp# 428
LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

INDX
ANNO
SCAN
CHEK

**WARRANTY DEED
Recorder's Cover Sheet**

\$25,000

Preparer Information: (name, address and phone number)

Eric M. Green, 211 N. Maple Street, Creston, IA 50801, Phone: (641) 782-7007

Taxpayer Information: (name and complete address)

Judith A. Carlson, 1087 Creamery Road, Afton, IA 50830

✓ **Return Document To:** (name and complete address)

Eric M. Green, 211 N. Maple Street, Creston, IA 50801

Grantors:

Judith A. Carlson

Grantees:

Jolene A. Bates

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

Real Estate Contract recorded in Book 2008 Page 1890, Madison County, Iowa.

WARRANTY DEED

For the consideration of one Dollar(s) and other valuable consideration, Judith A. Carlson, a single person does hereby Convey to Jolene A. Bates, a single person the following described real estate in MADISON County, Iowa:

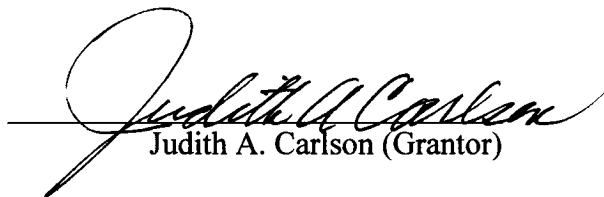
Lots Thirteen (13) and Fourteen (14), in Block Three (3) of W.O. Lee's Addition to the Town of Macksburg, Madison County, Iowa

This deed is given in fulfillment of a Real Estate Contract dated June 12, 2008, recorded on June 16, 2008, in Book 2008, Page 1890 of the Madison County Recorder's Office.

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: 10/25/16


Judith A. Carlson (Grantor)

STATE OF IOWA, COUNTY OF UNION

This record was acknowledged before me on 10/25/2016, by Judith A. Carlson.


Signature of Notary Public

