



Document 2016 3421

Book 2016 Page 3421 Type 03 001 Pages 2

Date 11/14/2016 Time 2:46:37PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$239.20

Rev Stamp# 456 DOV# 454

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

INDX ✓

ANNO

SCAN

CHEK

WARRANTY DEED

Recorder's Cover Sheet

$\frac{1}{2}$ \$150,000

Preparer Information: Larry L. Tuel, 6600 University Ave, Suite 132, Des Moines, IA 50324
(515-271-7766)

Taxpayer Information: **Monica Machir, 901 E Madison Street, Winterset, IA 50273**

✓ Return Document To: RE/MAX Real Estate Group, 6600 University Ave, Des Moines, IA 50324

Grantors:

Robert P. Saylor

Linda K. Saylor

Grantees:

Monica Machir

Legal Description: See Page 2

WARRANTY DEED

For the consideration of One & 00/100 Dollar and other valuable consideration, Robert P. Saylor and Linda K. Saylor, husband and wife, as Joint Tenants with Full Rights of Survivorship and Not as Tenant in Common, do hereby convey to Monica Machir, the following described real estate:

A parcel of land being part of Lots Five (5) and Six (6) of Helen McCall Huntoon Addition, Plat No. 3, City of Winterset, Madison County, Iowa, containing 1.483 acres, as shown in Plat of Survey filed in Book 2, Page 332 on December 18, 1997, in the Office of the Recorder of Madison County, Iowa, EXCEPT that part thereof containing 0.229 acres (9992.5 Square Feet), as shown in Plat of Survey recorded in Book 2, Page 347 on March 26, 1998, in the Office of the Recorder of Madison County, Iowa.



Property Address: 901 E. Madison Street, Winterset

Grantor does Hereby Covenant with grantee, and successors in interest, that grantor holds 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 grantor Covenants to Warrant and Defend the real estate against the lawful claims of all persons except as may be above stated.

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: November 10, 2016

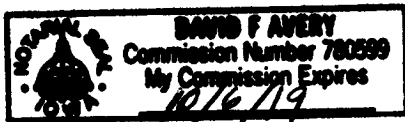
Robert P. Saylor, Grantor

by: Robert P. Saylor by POA Linda Saylor
Linda K. Saylor, Attorney-in-Fact

Linda K. Saylor
Linda K. Saylor (Grantor)

STATE OF Iowa, Polk COUNTY, ss:

Signed or attested before me this 10 day of Nov, 2016 by Linda K. Saylor.



David F. Avery, Notary
Notary Public in and for said State