



Document 2016 4014

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Date 12/28/2016 Time 3:09:59PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$180.00

Rev Stamp# 531 DOV# 532

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

INDX ✓

ANNO

SCAN

CHEK

\$ 113,000.⁰⁰



WARRANTY DEED - JOINT TENANCY

THE IOWA STATE BAR ASSOCIATION

Official Form No. 103

Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Mark A. Critelli, 2924 104th Street, Urbandale, IA 50322, Phone: (515) 255-8750

$\frac{1}{2}$

Taxpayer Information: (Name and complete address)

Matthew Leonard and Lisa Kneedler, 716 W South Street, Winterset, IA 50273

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

Mark A. Critelli, 2924 104th Street, Urbandale, IA 50322

Grantors:

Rita W. Hammer

Keith C. Hammer

W

12/28
(KH)

Grantees:

Matthew A. Leonard

Lisa M. Kneedler

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED JOINT TENANCY

For the consideration of One Dollar(s) and other valuable consideration, Keith C. Hammer and Rita W. Hammer, husband and wife
W RH C rh
do hereby Convey to
Matthew A. Leonard and Lisa M. Kneedler, husband and wife
as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in
Polk County, Iowa: Lot Three (3) in Block Eighteen (18) of West Addition to Town of Winterset, Madison County, Iowa.



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 on 12/23/16

Rita C. Hammer
Rita W. Hammer (Grantor)
C rh

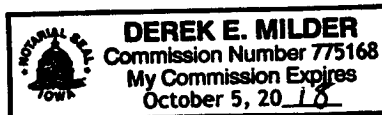
Keith C. Hammer
Keith C. Hammer (Grantor)
W (CH)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF Scott

This record was acknowledged before me on 12-23-16, by Keith C. Hammer and Rita W. Hammer, husband and wife
C. DM



[Signature]
Signature of Notary Public