



Document 2017 127

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Date 1/11/2017 Time 3:43:58PM

Rec Amt \$12.00 Aud Amt \$5.00

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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK



WARRANTY DEED

(Joint Tenancy)

THE IOWA STATE BAR ASSOCIATION

Official Form #103

Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Jane E. Rosien, 223 E. Court Avenue, P.O. Box 67, Winterset, IA 50273-0067 Phone: (515) 462-4912

Taxpayer Information: (Name and complete address)

Steven B. Raymond and Michele T. Raymond, 815 E. Court Avenue, Winterset, IA 50273

✓ Return Document To: (Name and complete address)

Jane E. Rosien, 223 E. Court Avenue, P.O. Box 67, Winterset, IA 50273-0067

Grantors:

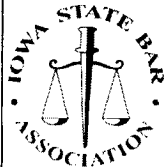
Todd Town and Deborah Town,
as Co-Trustees of the Town Family Trust
dated August 28, 2000

Grantees:

Steven B. Raymond
Michele T. Raymond

Legal description: See Page 2

Document or instrument number of previously recorded documents: N/A



WARRANTY DEED - JOINT TENANCY

For the consideration of \$85,000.00-----Dollar(s) and other valuable consideration,
Todd Town and Deborah Town, as Co-Trustees of the Town Family Trust dated August 28, 2000,
do hereby Convey to
Steven B. Raymond and Michele T. Raymond, Husband and Wife,

as
Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real
estate in Madison County, Iowa:

Parcel "K" a Part of Parcel "G", located in the North Half (N 1/2) of the Southeast Quarter (SE 1/4) of Section
Eleven (11), Township Seventy-five (75) North, Range Twenty-eight (28) West of the 5th P.M., Madison
County, Iowa, containing 8.42 acres, as shown in Plat of Survey filed in Book 2016, Page 2115 on July 21,
2016, in the Office of the Recorder of Madison County, Iowa.

This Deed is in fulfillment of the Corrected Real Estate Contract dated May 6, 2016 and filed for record on May
16, 2016 in the Madison County Recorder's Office in Book 2016 at Page 1276.

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: January 10, 2017

Todd Town, Trustee

(Grantor)

Deborah Town, Trustee

(Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me this 10th day of January, 2017, by
Todd Town and Deborah Town, as Co-Trustees of Town Family Trust dated August 28, 2000.


Signature of Notary Public