



Document 2017 1062

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 Date 4/05/2017 Time 8:16:43AM
 Rec Amt \$7.00 Aud Amt \$5.00
 Rev Transfer Tax \$484.00
 Rev Stamp# 132 DOV# 140
 LISA SMITH, COUNTY RECORDER
 MADISON COUNTY IOWA

INDX
 ANNO
 SCAN
 CHEK



WARRANTY DEED

Return to: Hilsabeck Investments, LLC, 25896 Riverview Ridge Road, Adel, IA 50003

Preparer: Mark L. Smith, POB 230, Winterset, IA 50273, Phone: (515) 462-3731

Taxpayer: Hilsabeck Investments, LLC, 25896 Riverview Ridge Road, Adel, IA 50003

For the consideration of -----\$303,000.00----- Dollar(s) and other valuable consideration, Alan Carstensen and Melonie Carstensen, Husband and Wife,

Hilsabeck Investments, LLC do hereby Convey to

MADISON County, Iowa: The Southeast Quarter (SE 1/4) of the Northeast Quarter (NE 1/4), INCLUDING Parcel "D" located therein, containing 4.18 acres, as shown in Plat of Survey filed in Book 2011, Page 1127 on May 4, 2011, in the Office of the Recorder of Madison County, Iowa; AND, the South Half (S 1/2) of the Northeast Quarter (NE 1/4) of the Northeast Quarter (NE 1/4), ALL in Section Nine (9), Township Seventy-four (74) North, Range Twenty-nine (29) West of the 5th P.M., 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 4/3/17

Alan Carstensen (Grantor)

Melonie Carstensen (Grantor)

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on 4/3/17, by Alan Carstensen and Melonie Carstensen



Signature of Notary Public