



Document 2017 1640

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Date 5/26/2017 Time 12:31:25PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$530.40

Rev Stamp# 204 DOV# 208

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

INDX

ANNO

SCAN

CHEK

This instrument prepared by:

JOSEPH F WALLACE, Simpson, Jensen, Abels, Fischer & Bouslog PC, 400 Locust St, Ste 400, Des Moines, IA 50309
Phone No.: 515-453-4216

E ✓ Mail tax statements and return document to:
Brandon M. Smith and Kristina M. Smith, 2098 N River School Rd, Winterset, IA 50273

F1034811

$\frac{1}{2}$

WARRANTY DEED

332,000

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Megan T. Hockemeier, a single person**, does hereby convey unto **Brandon M. Smith and Kristina M. Smith, a married couple, as Joint Tenants with full rights of survivorship and not as Tenants in Common**, the following described real estate:

Lot Nineteen (19) of Bennett Farms Subdivision located in the North Half (1/2) of the Northeast Quarter (1/4) and in the Northeast Quarter (1/4) of the Northwest Quarter (1/4) of Section Eleven (11), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa.

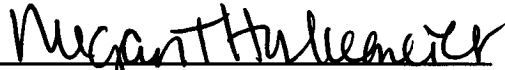


Order No.: MES-72497/DW

SUBJECT TO ANY COVENANTS, RESTRICTIONS AND EASEMENTS OF RECORD

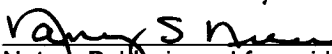
Grantor does hereby covenant with Grantees, and successors in interest, that said Grantor holds the real estate by title in fee simple; that the Grantor has good and lawful authority to sell and convey the real estate; that the real estate is free and clear of all liens and encumbrances except as may 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. 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.


Megan T. Hockemeier

STATE OF Iowa)
COUNTY OF Madison) SS:

This instrument was acknowledged before me on May 23 2017 by Megan T. Hockemeier, a single person.


Notary Public in and for said State



NANCY S. NIECE
Commission Number
165506
My Commission Expires
JUNE 23, 2019