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Date 7/06/2017 Time 10:48:32AM

Rec Amt \$7.00 Aud Amt \$5.00

Rev Transfer Tax \$228.80

Rev Stamp# 276 DOV# 284

INDX

ANNO

SCAN

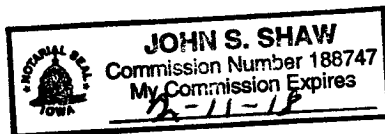
LISA SMITH, COUNTY RECORDER

CHEK

MADISON COUNTY IOWA

**WARRANTY DEED**Return to: Scott D. Pate, 1636 Hwy 152, Osceola, IA 50213Preparer: Jerrold B. Oliver, 101 1/2 W. Jefferson, Winterset, IA 50273, Phone: (515) 462-3731Taxpayer: Scott D. Pate, 1636 Hwy 152, Osceola, IA 50213For the consideration of \$143,500.00 Dollar(s) and other valuable consideration, Gary D. Allen and Shirley A. Allen, Husband and Wifedo hereby Convey to
Scott D. Patethe following described real estate in
Madison County, Iowa: Lot Two (2) in Block Four (4) of Wm. & Alice Busch Suburban Addition to the City 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 6-24-17Gary D. Allen
Gary D. Allen (Grantor)Shirley A. Allen
Shirley A. Allen (Grantor)STATE OF IOWA, COUNTY OF MADISONThis record was acknowledged before me on 6-24-17, by Gary D. Allen
and Shirley A. AllenJohn S. Shaw
Signature of Notary Public