



Document 2017 2157

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Date 7/11/2017 Time 2:35:15PM

Rec Amt \$7.00 Aud Amt \$5.00

Rev Transfer Tax \$196.80

Rev Stamp# 289 DOV# 296

INDX

ANNO

SCAN

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

CHEK



\$123,400

WARRANTY DEED

P173120

Return to: Brent M. Flaherty and Lauren E. Flaherty, 214 West Market Street, SAINT CHARLES, IA 50240

Preparer: Jeremy Danilson, 11111 Plum Drive, Urbandale, IA 50322, Phone: (515) 480-6986

Taxpayer: Brent M. Flaherty and Lauren E. Flaherty, 214 West Market Street, SAINT CHARLES, IA 50240

For the consideration of \$1.00 (one) Dollar(s) and other valuable consideration, Kevin M. Seward, a single person

do hereby Convey to Brent M. Flaherty and Lauren E. Flaherty as joint tenants with full rights of survivorship and not as tenants in common the following described real estate in

Madison County, Iowa:

Lot Four (4) in Block Eight (8) of HARTMAN & YOUNG'S ADDITION to the Original Town Plat of St. Charles, 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

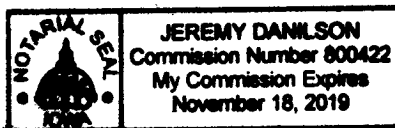
June 28, 2017

Kevin M. Seward
Kevin M. Seward (Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF POLK

This record was acknowledged before me on 6/28/2017, by Kevin M. Seward, a single person



Jeremy Danilson
Signature of Notary Public