



Document 2018 988

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Date 3/30/2018 Time 10:48:31AM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$199.20

Rev Stamp# 115 DOV# 117

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

INDX ✓
ANNO
SCAN
CHEK

\$125,000.⁰⁰

This instrument prepared by:

JOSEPH F WALLACE, Simpson, Jensen, Abels, Fischer & Bouslog PC, 400 Locust St, Ste 400, Des Moines, IA 50309

Phone No.: 515-453-4244

Mail tax statements and return document to:

Jeffery A. Levine and Nova M. Levine, 1998 E Leland Ave, Des Moines, IA 50320

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WARRANTY DEED

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **John Brees and Annie Brees, a married couple**, do hereby convey unto **Jeffery A. Levine and Nova M. Levine, a married couple, as Joint Tenants with full rights of survivorship and not as Tenants in Common**, the following described real estate:

Parcel "F" located in the South Half (1/2) of the Southeast Quarter (1/4) of Section Twenty-one (21), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, containing 10.72 acres as shown in Amended Plat of Survey filed in Book 2016 Page 690 on March 23, 2016, in the Office of the Recorder of Madison County, Iowa.



Order No.: MES-79080/KCF

SUBJECT TO ANY COVENANTS, RESTRICTIONS AND EASEMENTS OF RECORD

Grantors do hereby covenant with Grantees, and successors in interest, that said Grantors hold the real estate by title in fee simple; that the Grantors 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.

X [Signature] Brees
John Brees
X [Signature] Brees
Annie Brees

STATE OF Illinois
COUNTY OF Rock

)
) SS:



This instrument was acknowledged before me on March 29 2019 by John Brees and Annie Brees, a married couple.

[Signature]
Notary Public in and for said State