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Date 1/11/2019 Time 9:56:15AM

Rec Amt \$7.00 Aud Amt \$5.00

Rev Transfer Tax \$389.60

Rev Stamp# 12 DOV# 12

LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

INDX

ANNO

SCAN

CHEK

P186293

**Preparer:** Matthew D. Kern, 4201 Westown Pkwy - Ste 250, W. Des Moines, IA 50266 (515) 283-1801 (967RTE)

✓ **Return To:** Thomas Ryan Hohanshelt, 817 E Madison Street, WINTERSET, IA 50273

**Taxpayer Information:** Thomas Ryan Hohanshelt, 817 E Madison Street, WINTERSET, IA 50273

Rm 54639

\$244,000

### WARRANTY DEED

For the consideration of One (\$1.00) Dollar and other valuable consideration, **Andrew Jenkins and Nicole Jenkins, a married couple**, do hereby Convey to **Thomas Ryan Hohanshelt and Sarah Hohanshelt, a married couple**, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Madison County, Iowa:

**Parcel of land in Lot Four (4), containing 0.3692 acres, and a Parcel of land in Lot Five (5), containing 0.4131 acres, all in HELEN MCCALL HUNTOON ADDITION, PLAT NO. 3, City of Winterset, Madison County, Iowa, as shown in Plat of Survey filed in Town Plat Book 2, Page 260 on December 14, 1995, in the Office of the Recorder of Madison County, Iowa;**

Subject to all covenants, restrictions and easements of record.

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: Jan 9, 2019

Andrew Jenkins  
Andrew Jenkins

Nicole Jenkins  
Nicole Jenkins

STATE OF Iowa

COUNTY OF Madison

This record was acknowledged before me on Jan 9, 2019, by Andrew Jenkins and Nicole Jenkins, a married couple.

Notary Public in and for said State

