COUNTY:

ROUTE:

PROJECT:

FED. PROJECT:

PARCEL:

## GENERAL WARRANTY DEED

**[DRAFTER’S NOTE: When drafting this document, particular attention should be paid to the words in italics. Make the appropriate selection of the form of the italicized words as the particular circumstances dictate. Once proper selection is made, remove all italics mode and delete this note.]**

(1) PARTIES: THIS AGREEMENT, made this \_\_\_ day of \_\_\_\_\_\_\_\_\_\_\_, 20\_\_, by and between \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, (hereinafter, “*Grantor(s)*”), of the County of \_\_\_\_\_\_\_\_\_\_\_\_\_, and State of \_\_\_\_\_\_\_\_\_\_\_\_\_, and the STATE OF MISSOURI, acting by and through the \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, (hereinafter, “Grantee”).

GRANTOR(S)’ ADDRESS: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

GRANTEE’S ADDRESS: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

(2) CONSIDERATION: *Grantor(s)*, in consideration of the sum of \_\_\_\_\_\_\_\_\_\_\_\_\_ DOLLARS ($\_\_\_\_\_\_\_\_\_\_), to be paid by the Grantee, the receipt of which is hereby acknowledged, *does/do* hereby grant, bargain and sell, convey and confirm to the Grantee fee simple title in the property described in this deed.

(3) PROPERTY DESCRIPTION: *Grantor(s)* *convey(s)* to the Grantee the real estate and interests in real estate in the County of \_\_\_\_\_\_\_\_\_\_\_\_, State of Missouri, and described as follows:

(4) RIGHTS OF GRANTEE: Grantee shall obtain all rights, privileges, appurtenances and immunities belonging to *Grantor(s)*, *its/their* successors and assigns forever.

(5) WARRANTY: *Grantor(s)* hereby *covenant(s)* that *he/she/it/they is/are* lawfully seized of an indefeasible estate in fee in the premises herein conveyed. *Grantor(s)* *covenant(s)* that *he/she/it/they* *has/have* good right to convey the property. *Grantor(s)* *covenant(s)* that the said premises are free and clear of any encumbrances done or suffered by *him/her/it/them* or those under whom *he/she/it/they claims/claim*; and that *he/she/it/they* will warrant and defend the title to said premises unto the Grantee and unto its successors and assigns, forever, against the lawful claims and demands of all persons whomsoever.

(6) DATE: IN WITNESS WHEREOF, the said *Grantor(s)* executed the above the day and year first above written.

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***[Drafter's Note: This document does not require signature of LPA staff. Delete this note when document is complete and ready for execution.]***

**ACKNOWLEDGMENT BY OTHER PARTY**

**[DRAFTER’S NOTE: Please select the appropriate acknowledgement form from eAgreements Exhibits and Attachments. Delete this note when completed.]**