



Document 2020 225

Book 2020 Page 225 Type 03 001 Pages 2

Date 1/22/2020 Time 10:38:20AM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$143.20

Rev Stamp# 18 DOV# 19

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

INDX ✓

ANNO

SCAN

CHEK

✓ **Return Document To:** Danielle M. Burnight, f/k/a Danielle M. Burns, 2630 Tracy Ave., Van Meter, IA 50261

Preparer Information: Charles P. Augustine, 531 Commercial St., Ste 250, Waterloo, IA 50701, Phone: (319) 232-3304

Address Tax Statement: Danielle M. Burnight, f/k/a Danielle M. Burns, 2630 Tracy Ave., Van Meter, IA 50261
AB#20-00108

JWC 70041

\$90,000

WARRANTY DEED

P200016

For the consideration of One and No/100----- **Dollar(s)** and other valuable consideration, **MJM Real Estate Development, LLC**, a limited liability company organized and existing under the laws of Iowa, does hereby Convey to **Danielle M. Burnight, f/k/a Danielle M. Burns, a married person**, the following described real estate in **Madison County, Iowa**:

Lot 3 of THE FARM AT BADGER CREEK SUBDIVISION, located in the Southeast Quarter of the Southwest Quarter and in the Northeast Quarter of the Southwest Quarter of Section 17, Township 77 North, Range 27 West of the 5th P.M., Madison County, Iowa.

Subject to easements, restrictions, covenants, ordinances and limited access provisions of record.

Grantor does Hereby Covenant with grantees, and successors in interest, that grantor holds the real estate by title in fee simple; that it has 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 grantor Covenants to Warrant and Defend the real estate against the lawful claims of all persons except as may be above stated.

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: 1-17-20

[Signature]
By: Jared Rogers, as President
of MJM Real Estate Development, LLC

STATE OF **IOWA**, COUNTY OF Polk ss:

This instrument was acknowledged before me on this 17th day of January,
2020, by Jared Rogers, as President of MJM Real Estate
Development, LLC.

[Signature]
Signature of Notary Public

