



Document 2020 2871

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Date 8/07/2020 Time 11:48:33AM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$254.40

Rev Stamp# 319 DOV# 316

LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

INDX  
ANNO  
SCAN  
CHEK

#159,490

Dawn Takekawa AT#0009273

Preparer Information: Dawn Takekawa 1610 SW Main Street, Suite 207, Ankeny, IA 50023 (515) 964-2000

✓

**After Filing Return To:** Alan Paup, Joan Paup, and Diane Lillegard, 1103 Meredith Circle, Winterset, Iowa 50273

**Address Tax Statement:** Alan Paup, Joan Paup, and Diane Lillegard, 1103 Meredith Circle, Winterset, Iowa 50273

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**WARRANTY DEED  
A Limited Liability Company**

For the consideration of One Dollar(s) and other valuable consideration, **WJH, LLC**, a limited liability company organized under the laws of the State of Delaware, does hereby convey to **Alan Paup, a single person, Joan Paup, a single person, and Diane Lillegard, a single person, as joint tenants with full rights of survivorship and not as tenants in common**, the following described real estate in Madison County, Iowa:

Lot Twenty-two (22) of Glenwood Plat 1, an Addition to the City of Winterset, Madison County, Iowa.



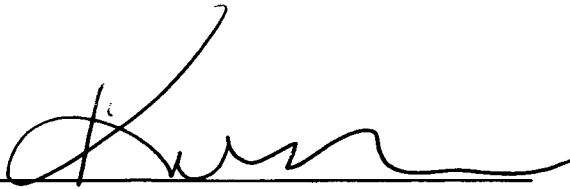
Locally known as: 1103 Meredith Circle, Winterset, Iowa 50273

Subject to covenants, restrictions and easements of record

Grantors do hereby covenant with grantee, 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.

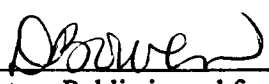
singular or plural number, according to the context.

Dated: 7-1-2020

  
WJH, LLC, Grantor  
By: Katie Madigan  
Its: Closing Supervisor

This instrument was acknowledged before me on this 1<sup>st</sup> day of July, 2020 by Katie Madigan as Closing Supervisor of WJH, LLC, a limited liability company.

STATE OF Georgia )  
  ) ss:  
COUNTY OF Fulton )

  
Notary Public in and for the State of GA

D Bowen  
NOTARY PUBLIC  
Fulton County, GEORGIA  
My Commission Expires  
October 10, 2022