



Document 2020 2874

Book 2020 Page 2874 Type 03 001 Pages 3
Date 8/07/2020 Time 12:00:11PM
Rec Amt \$17.00 Aud Amt \$5.00
Rev Transfer Tax \$169.60
Rev Stamp# 321 DOV# 318
LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

INDX
ANNO
SCAN
CHEK

Commitment Number: DEF1919968

EV

This instrument prepared by:

Jay A. Rosenberg, Attorney at Law, (Iowa Bar Number AT0012626) 3805 Edwards Road, Suite 550, Cincinnati, OHIO 45209. Phone: 513.247.9605. Commitment Number: DEF1919968

& Return to: Same

Address Tax Statement To:

PLS Investments, Inc.

950 Office Park Road, Suite 110, West Des Moines, IA 50265

$\frac{1}{2}$

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER

850-00-04-07010000

5008266

SPECIAL/LIMITED WARRANTY DEED

Wells Fargo Bank, N.A., whose mailing address is **1 Home Campus, Des Moines, IA 50328**, hereinafter grantor, for **\$106,500.00 (One Hundred Six Thousand Five Hundred Dollars and Zero Cents)** in consideration paid, grants with covenants of limited warranty to **PLS Investments, Inc.**, hereinafter grantee, whose tax mailing address is **950 Office Park Road, Suite 110, West Des Moines, IA 50265**, the following real property:

THE WEST 135 FEET OF FOUR (4) IN BLOCK SEVEN (7) OF CHRISTOPHER WILSON'S ADDITION TO THE TOWN OF EARLHAM, MADISON COUNTY, IOWA

Property Address is: **565 NW 4th St., Earlham, IA 50072**



Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the seller acquired title.

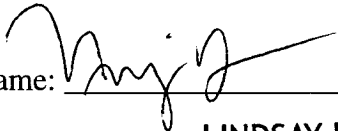
The real property described above is conveyed subject to the following All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantee forever.

Prior instrument reference: **Official Records Book 2020, Page 1708**

Executed by the undersigned on 30 June, 2020:

Wells Fargo Bank, N.A.

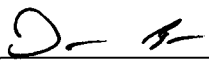
Name:  6-30-20

Its: LINDSAY DORAN
Vice President, Loan Documentation

State of Iowa

County Dallas

On this 30 day of June, A.D., 2020, before me, a Notary Public in and for said county, personally appeared Lindsay Doran, to me personally known, who being by me duly sworn (or affirmed) did say that that person is UPLD (title) of said Wells Fargo Bank, N.A., by authority of its board of (directors or trustees) and the said (officer's name) Lindsay Doran acknowledged the execution of said instrument to be the voluntary act and deed of said (corporation or association) by it voluntarily executed.

 (Signature) (Stamp or Seal)
Notary Public

