



Document 2020 3613

Book 2020 Page 3613 Type 03 001 Pages 2
 Date 9/23/2020 Time 1:51:31PM
 Rec Amt \$12.00 Aud Amt \$5.00
 Rev Transfer Tax \$95.20
 Rev Stamp# 433 DOV# 425
 LISA SMITH, COUNTY RECORDER
 MADISON COUNTY IOWA

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\$60,000

WARRANTY DEED
 (CORPORATE/BUSINESS ENTITY GRANTOR)
 THE IOWA STATE BAR ASSOCIATION
 Official Form No. 335
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)
 Jerrold B. Oliver, Po Box 230, Winterset, IA 50273, (515)462-3731

Taxpayer Information: (Name and complete address)
 T&T Property Company, LLC, 2918 103rd Ct., Van Meter, IA 50261

✓ **Return Document To:** (Name and complete address)
 Tray W. Thomas, 2918 103rd Ct., Van Meter, IA 50266

Grantors:
 Bluebird Properties, LLC

Grantees:
 T&T Property Company, LLC

Legal description:

Document or instrument number of previously recorded documents:



**WARRANTY DEED
(CORPORATE/BUSINESS ENTITY GRANTOR)**

For the consideration of ---\$60,000.00--- Dollar(s) and other valuable consideration, Bluebird Properties, LLC, a(n) Limited Liability Company organized and existing under the laws of Iowa does hereby Convey to T&T Property Company, LLC

the following described real estate in Madison County, Iowa:
Lot Eighteen (18) of Bluebird Estates Subdivision located in Sections Five (5) and Six (6), Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5th PM, Madison County, Iowa

The grantor hereby covenants with grantees, and successors in interest, that it 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 it covenants to Warrant and Defend the real estate against the lawful claims of all persons, except as may be above stated.

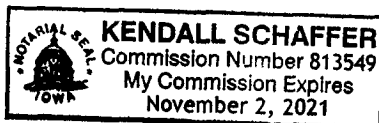
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, according to the context.

Dated on 9/23/20.

Bluebird Properties, LLC, a(n) Limited Liability Company

By Tray W. Thomas Tray W. Thomas, Manager By _____

STATE OF IOWA, COUNTY OF MADISON
This record was acknowledged before me on September 23, 2020, by Tray W. Thomas
as Manager
of Bluebird Properties, LLC



Kendall Schaffer
Signature of Notary Public