



Document 2020 3792

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Date 10/05/2020 Time 1:39:45PM

Rec Amt \$12.00 Aud Amt \$5.00 INDX

Rev Transfer Tax \$63.20 ANNO

Rev Stamp# 455 DOV# 448 SCAN

LISA SMITH, COUNTY RECORDER CHEK

MADISON COUNTY IOWA



\$40,000

WARRANTY DEED
(CORPORATE GRANTOR)
THE IOWA STATE BAR ASSOCIATION
Official Form No. 104
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Jane E. Rosien, 114 E. Jefferson Street, P.O. Box 67, Winterset, IA 50273-0067, Phone: (515) 462-4912

Taxpayer Information: (Name and complete address)

Brendan L. Witt and Cassie M. Witt, 5121 Urbandale Avenue, Des Moines, IA 50313

Return Document To: (Name and complete address)

Jane E. Rosien, 114 E. Jefferson Street, P.O. Box 67, Winterset, IA 50273-0067

Grantors:

SSS Service, Inc. a/k/a SSS Services, Inc.

Grantees:

Brendan L. Witt

Cassie M. Witt

Legal description: See Page 2

Document or instrument number of previously recorded documents:

N/A



WARRANTY DEED (CORPORATE GRANTOR)

For the consideration of Forty Thousand Dollar(s) and other valuable consideration, SSS Service, Inc., a/k/a SSS Services, Inc. a corporation organized and existing under the laws of Iowa

does hereby Convey to Brendan L. Witt and Cassie M. Witt, as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common,

the following described real estate in MADISON County, Iowa:

Lot Nine (9) of Cedar Ridge Subdivision, located in the Southeast Quarter (1/4) of Section Twenty-four (24), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa.

Wherever in the chain of title to the above described property the names SSS Service, Inc. and SSS Services, Inc. appear, they refer to one and the same entity, which is SSS Service, Inc.

The Corporation 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 September 28, 2020.

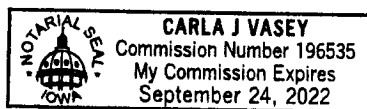
SSS Service, Inc., a(n) Iowa corporation

By Jeffrey Shahan, a/k/a Jeff Shahan, a/k/a Jeffrey Allen Shahan, Secretary

By Gregory M. Shahan, a/k/a Greg Shahan, a/k/a Greg M. Shahan, President

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on September 28, 2020, by Jeffrey Shahan and Gregory M. Shahan as Secretary; and, President, respectively, of SSS Service, Inc.



Signature of Notary Public