Document 2021 1049

Book 2021 Page 1049 Type 03 001 Pages 2 Date 3/15/2021 Time 11:42:56AM INDX Rec Amt \$12.00 Aud Amt \$5.00 Rev Transfer Tax \$319.20 **ANNO** SCAN Rev Stamp# 107 DOV# 109 LISA SMITH, COUNTY RECORDER CHEK

MADISON COUNTY IOWA

* 199,900

Preparer: Danielle Guisinger, 2202 Woodlands Parkway, Clive, IA 50325 (515) 371-0117



Keturn To and Taxpayer Information:

Dustin Stephens, 565 NW 4th St., Earlham, IA 50072



WARRANTY DEED

For the consideration of One (\$1.00) Dollar(s) and other valuable consideration. PLS Investments, Inc., a corporation organized and existing under the laws of lowar does hereby Convey to Dustin Stephens and Marshane Stephens, a married couple, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate:

The West 135 Feet of Lot Four (4) in Block Seven (7) of Christopher Wilson's Addition to the Town of Earlham, Madison County, Iowa.

Subject to all covenants, restrictions and easements of record.



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, and as masculine or feminine gender, according to the context.

Dated: 3/10/2021	PLS Investments, Inc., an Iowa Corporation By:
	Printed Name
	Title Title
STATE OF <u>lowa</u>) ss: COUNTY OF <u>Madison</u>)	
This record was acknowledged before by Paul Societies as Present a	of PLS Investments, Inc.,
TIMOTHY SCOTT LUCKEN E Commission Number 823603	Notary Public in and for said State