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Rec Amt \$12.00 Aud Amt \$5.00

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LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

✓ **Return To:** Mark L. Smith, 101 1/2 W. Jefferson, Winterset, Iowa 50273  
**Taxpayer:** Trac of Iowa, LLC, 2121 Evergreen St., Des Moines, IA 50320  
**Preparer:** Mark L. Smith, 101 1/2 W. Jefferson, Winterset, IA 50273, Phone: 515-462-3731



### WARRANTY DEED

For the consideration of One Dollar (\$1.00) and other valuable consideration, Marguerite Clark, a single person, does hereby Convey to Trac of Iowa, LLC, a limited liability company organized and existing under the laws of Iowa, the following described real estate in Madison County, Iowa:

Lots Seven (7), Eight (8) and Nine (9) in Block Two (2) of Watts & Corkrean Addition, Plat No. Two (2) to the City of Winterset, Madison County, Iowa, AND Parcel "B", a part of Lot Eleven (11) in Block Two (2) of Watts & Corkrean Addition, Plat No. Two (2), to the City of Winterset, Madison County, Iowa, as shown in Plat of Survey filed December 29, 2004, in Book 2004, Page 6168 in the Office of the Recorder, Madison County, Iowa.

This deed is in partial fulfillment of a real estate contract filed June 23, 2017, in Book 2017, Page 1953 of the Recorder's Office of Madison County, Iowa, and assigned by Assignment of Real Estate Contract filed December 15, 2017, in Book 2017, Page 3921 of the Recorder's Office of Madison County, Iowa.

Grantors do Hereby Covenant with grantees, 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.

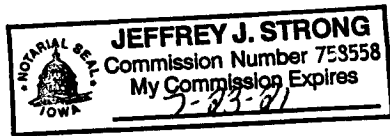
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Dated: 5-16-21.

Marguerite Clark  
Marguerite Clark, Grantor

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on 3-16-2021 by Marguerite Clark.



Jeffrey J. Strong  
Signature of Notary Public