

**BK: 2021 PG: 1176**  
**Recorded: 3/22/2021 at 1:05:56.0 PM**  
**Pages 2**  
**County Recording Fee: \$17.00**  
**Iowa E-Filing Fee: \$3.00**  
**Combined Fee: \$20.00**  
**Revenue Tax: \$207.20**  
**LISA SMITH RECORDER**  
**Madison County, Iowa**

**WARRANTY DEED  
(LIMITED LIABILITY COMPANY GRANTOR)**

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***Prepared by:*** Aaron M. Hubbard, Hubbard Law Firm, P.C., 2900 100<sup>th</sup> Street, Suite 209,  
Urbandale, IA 50322; Phone: (515) 222-1700  
***Send Tax Statements and return documents to:*** Tyler Hansen, 522 Hearthside Dr, Cedar  
Falls, IA 50613  
***Grantor/Affiant:*** Arrowhead Investments, LLC  
***Grantee:*** Tyler Hansen

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For the Consideration of ONE Dollar(s) and other valuable consideration, **Arrowhead Investments, LLC**, a Limited Liability Company (also known as "Grantor") organized and existing under the laws of the State of Iowa, does hereby Convey to **Tyler Hansen**, a married person, the following described Real Estate:

**Parcel "G" being a part of the Northeast Quarter of the Southwest Quarter of Section 11, Township 77 North, Range 27 West of the Fifth Principal Meridian in Madison County, Iowa, as recorded in the Plat of Survey filed October 24, 2016 in the Office of the Recorder in and for Madison County, Iowa in Book 2016 Page 3172.**

Subject to all Covenants, Restrictions and Easements of Record.

The Limited Liability Company 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; masculine or feminine gender; according to the context.

Arrowhead Investments, LLC

[Signature]  
BY: Jon Sieck, Vice-President (DATE)

STATE OF IOWA, COUNTY OF Dallas

This record was acknowledged before me this 2 day of March, 2021,  
by Jon Sieck, Vice-President of Arrowhead Investments, LLC.

[Signature]  
Signature of Notary Public

