

**BK: 2021 PG: 1372**  
**Recorded: 4/2/2021 at 2:55:56.0 PM**  
**Pages 2**  
**County Recording Fee: \$17.00**  
**Iowa E-Filing Fee: \$3.00**  
**Combined Fee: \$20.00**  
**Revenue Tax: \$959.20**  
**LISA SMITH RECORDER**  
**Madison County, Iowa**

**WARRANTY DEED**  
**(CORPORATE GRANTOR)**  
**Recorder's Cover Sheet**

**Preparer Information:** R. Ronald Pogge  
2700 Grand Avenue, Suite 111  
Des Moines, IA 50312  
Phone: 515-244-0111

**Taxpayer Information:** Riley Development, LLC  
1785 Quarry Trail  
Winterset, IA 50273

**Return Document To:** R. Ronald Pogge  
2700 Grand Avenue, Suite 111  
Des Moines, IA 50312

**Grantors:** WD Development, L.L.C.

**Grantees:** Riley Development, LLC

**Legal Description:** Lots One (1) and Two (2) of Replat of Lot Two (2) of C & C  
Allen's Addition to the City of Winterset, Madison County, Iowa.

**Document or instrument number of previously recorded documents:** \_\_\_\_\_



**WARRANTY DEED  
(Corporate Grantor)**

For the consideration of Ten Dollars (\$10.00) and other good and valuable consideration, WD Development, L.L.C., a limited liability company organized and existing under the laws of the State of Iowa, does hereby convey to Riley Development, LLC, an Iowa limited liability company, the following described real estate in Madison County, Iowa:

Lots One (1) and Two (2) of Replat of Lot Two (2) of C & C  
Allen's Addition to the City of Winterset, Madison County, Iowa.

The 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, according to the context.

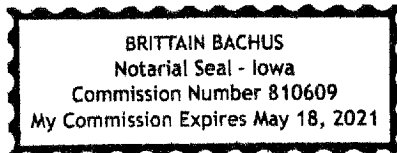
Dated the 2<sup>nd</sup> day of April, 2021.

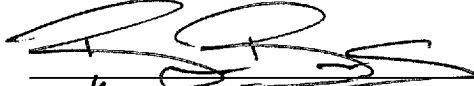
WD DEVELOPMENT, L.L.C.

By   
Dale Eastman, Manager/Member

STATE OF IOWA; COUNTY OF POLK :

This record was acknowledged before me on the 2<sup>ND</sup> day of APRIL, 2021, by Dale Eastman as Manager/Member of WD Development, L.L.C.



  
Notary Public in and for the State of Iowa