



Document 2021 429

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Date 2/03/2021 Time 1:21:34PM

Rec Amt \$12.00 Aud Amt \$5.00

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LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

CHEK

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

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**Preparer Information:** (name, address and phone number)

Shannon M. Holmberg, 215 10th Street, Suite 1300, Des Moines, IA 50309  
Phone: (515) 288-2500

**Taxpayer Information:** (name and complete address)

A&M Arnburg, LLC  
c/o Andrew and Michelle Arnburg  
280 N.E. Oak Ave.  
Earlham, IA 50072

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**Return Document To:** (name and complete address)

Shannon M. Holmberg, 215 10th Street, Suite 1300, Des Moines, IA 50309

**Grantor:**

Earlham Building Center, Inc., an Iowa corporation

**Grantee:**

A&M Arnburg, LLC, an Iowa limited liability company

**Legal Description:**

Lot Twenty-three (23) of Clearview Estates Plat 2 in the City of Earlham, Madison County, Iowa

**WARRANTY DEED  
(CORPORATE GRANTOR)**

For the consideration of One Dollar(s) and other valuable consideration, **Earlham Building Center, Inc., an Iowa corporation** (the "Corporation"), does hereby Convey to **A&M Arnburg, LLC, an Iowa limited liability company**, their successors and assigns, the following described real estate in Madison County, Iowa:

**Lot Twenty-three (23) of Clearview Estates Plat 2 in the City of Earlham,  
Madison County, Iowa.**



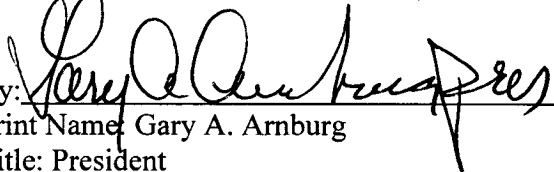
**This deed is given for consideration less than \$500, therefore no transfer tax,  
Groundwater Hazard Statement, or Declaration of Value is required  
pursuant to Iowa Code Section 428A.2(21).**

The Corporation hereby covenants with grantee, 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.

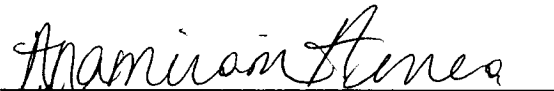
Dated February 2, 2021.

EARLHAM BUILDING CENTER, INC.

By:   
Print Name: Gary A. Arnburg  
Title: President

STATE OF Florida, Hendry COUNTY, ss:

This record was acknowledged before me on the 29 day of January, 2021,  
by Gary A. Arnburg, as President of **Earlham Building Center, Inc., an Iowa corporation**.

  
Anamiriam Herrera, Notary Public

(SEAL)

