



Document 2022 2712

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Date 9/13/2022 Time 12:29:27PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$159.20

Rev Stamp# 354 DOV# 344

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

INDX

ANNO

SCAN

CHEK

\$100,000⁰⁰

√ This instrument prepared by and return to:

ROSS F. BARNETT, ABENDROTH RUSSELL BARNETT LAW FIRM, 2560 – 73rd Street, Urbandale, Iowa 50322 Phone # (515) 278-0623

Mail tax statements to:

ANCHOR INVESTMENT GROUP, LLC, 2800 University Avenue, Ste 134, West Des Moines, Iowa 50266 File #40591-22-REM (js)

WARRANTY DEED

Legal: **The North 72 feet of Lot 1 in Block 13 of PITZER AND KNIGHT'S ADDITION to the Town of Winterset, Madison County, Iowa**

Address: 122 East Benton Street, Winterset, Iowa 50273

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Goebel Dickens and Lisa Dickens, a married couple**, do hereby convey the above-described real estate to **Anchor Investment Group, LLC**.

There is no known private burial site, well, solid waste disposal site, underground storage tank, hazardous waste, or private sewage disposal system on the property as described in Iowa Code § 558.69, and therefore this transaction is exempt from the requirement to submit a groundwater hazard statement.

