



Document 2022 2792

Book 2022 Page 2792 Type 03 001 Pages 2

Date 9/22/2022 Time 11:57:02AM

Rec Amt \$12.00 Aud Amt \$5.00

INDX

Rev Transfer Tax \$351.20

ANNO

Rev Stamp# 365 DOV# 354

SCAN

LISA SMITH, COUNTY RECORDER

CHEK

MADISON COUNTY IOWA

\$220,000

Prepared by: Alexandria A. Greim, Mark Gray Law, PLC, 416 SW 3rd Street, Ankeny, IA 50023, 515-964-3633

RETURN TO: Alexandria A. Greim, Mark Gray Law, PLC, 416 SW 3rd Street, Ankeny, IA 50023-3040

Mail Tax Notices to: CEG Farms, L.L.C, c/o Michael L. Henning, 420 - 47th St., West Des Moines, IA 50265

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That **Louetta May Ewoldsen, a widow and not remarried**, in consideration of the sum of **Ten Dollars (\$10.00) and other good and valuable consideration** in hand paid does hereby Convey unto **CEG Farms, L.L.C., an Iowa limited liability company**, the following described real estate, situated in **Madison County, Iowa**, to-wit:

The North 55 Rods of the West 32 Rods of the Northwest Quarter (1/4) of the Northeast Quarter (1/4) of Section Thirty-six (36), Township Seventy-seven (77) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa;

subject to easements, zoning and restrictions or covenants of record;

and locally known as 1511 Limestone Avenue, Winterset, Iowa 50273.

And the grantors do Hereby Covenant with the said grantees, and successors in interest, that said grantors hold said real estate by title in fee simple; that they have good and lawful authority to sell and convey the same; that said premises are Free and Clear of all Liens and Encumbrances Whatsoever except as may be above stated; and said grantors Covenant to Warrant and Defend said premises against the lawful claims of all persons whomsoever, except as may be above stated.

Each of the undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the above described premises.

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

Dated this 21 day of September, 2022

Sally Jo Thompson POA
Louetta May Ewoldsen, Grantor, by Sally Jo
Thompson, Power of Attorney

STATE OF IOWA)
) ss.
COUNTY OF POLK)

This record was acknowledged before me on the 21 day of September, 2022, by
Sally Jo Thompson as Power of Attorney for Louetta May Ewoldsen.

Alexandra Greim
Notary Public

