



Document 2023 2244

Book 2023 Page 2244 Type 03 001 Pages 2
 Date 9/15/2023 Time 1:25:04PM
 Rec Amt \$12.00 Aud Amt \$5.00 INDX
 Rev Transfer Tax \$690.40 ANNO
 Rev Stamp# 324 DOV# 323 SCAN
 BRANDY MACUMBER, COUNTY RECORDER CHEK
 MADISON COUNTY IOWA

\$431,526.00

This instrument prepared by:
 JOSEPH F WALLACE, Simpson, Jensen, Abels, Fischer & Bouslog PC, 400 Locust St, Ste 400, Des Moines, IA 50309
 Phone No.: (515)453-4678

Mail tax statements to and return to:
 Demi Louise Eble, 305 Magnolia Pt, Winterset, IA 50273

LSB#2737

1/3

WARRANTY DEED

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Homes By Fleetwood, LLC, a limited liability company**, does hereby convey the following described real estate to **Demi Louise Eble**:

Lot Nine (9) of Arbor Park, Plat Four (4), an Addition to the City of Winterset, Madison County, Iowa.



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 section 558.69, and therefore the transaction is exempt from the requirement to submit a groundwater hazard statement.

SUBJECT TO ANY COVENANTS, RESTRICTIONS AND EASEMENTS OF RECORD

The Limited Liability Company does hereby covenant with Grantee, and successors in interest, that Company 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 the Company 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, and as masculine or feminine gender, according to the context.

Homes By Fleetwood, LLC



Stephen R Grubb

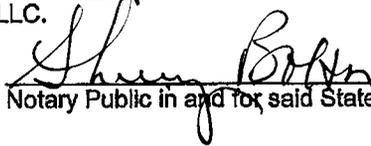
Stephen R Grubb

Printed Name

STATE OF Iowa
COUNTY OF Polk

} SS:

This instrument was acknowledged before me on September 12 2023 by Stephen R Grubb as Member of Homes By Fleetwood, LLC.



Notary Public in and for said State

