



Document 2024 1225

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Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$527.20

Rev Stamp# 158 DOV# 164

INDX

ANNO

SCAN

BRANDY MACUMBER, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

\$ 330,000.00

WARRANTY DEED
(CORPORATE/BUSINESS ENTITY GRANTOR)
Recorder's Cover Sheet

Preparer Information: Mark L. Smith, 101 1/2 W. Jefferson, Winterset, IA 50273, Phone:
515-462-3731

¹/₂ **Taxpayer Information:** David Bolar and Laurel Bolar, 1508 N. 6th Avenue, Winterset, IA
50273

Return Document To: Mark L. Smith, 101 1/2 W. Jefferson, Winterset, Iowa 50273

Grantors: North Stone Townhomes, LLC

Grantees: David Bolar and Laurel Bolar

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

Wym 149406 MDA



WARRANTY DEED
(CORPORATE/BUSINESS ENTITY GRANTOR)

For the consideration of Three Hundred Thirty Thousand Dollar(s) and other valuable consideration, North Stone Townhomes, LLC, a limited liability company organized and existing under the laws of Iowa, does hereby Convey to David Bolar and Laurel Bolar the following described real estate in Madison County, Iowa:

Lot Two B (2B) of North Stone Village, Plat No. 7, 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.

The grantor 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: May 29, 2024.

North Stone Townhomes, LLC, an Iowa limited liability company

By [Signature]
Peter J. Corkrean, Member Manager

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on May 29, 2024, by Peter J. Corkrean, as Member Manager, of North Stone Townhomes, LLC, a limited liability company.

[Signature]
Signature of Notary Public

