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Rec Amt \$12.00 Aud Amt \$5.00 Rev Transfer Tax \$721.60

Rev Stamp# 280 DOV# 276

INDX **ANNO SCAN** 

BRANDY MACUMBER, COUNTY RECORDER

CHEK

MADISON COUNTY IOWA

\$ 451,398.00

This instrument was prepared by:

Shirley Bolton Return to:

475 S. 50th St., Suite 100 West Des Moines, IA 50265

515-327-1700

Savannah Marker

325 Maple Pt., Winterset, Iowa 50273

Address Tax Statements:

Savannah Marker

325 Maple Pt., Winterset, Iowa 50273

LSB152481

## WARRANTY DEED

Legal: Lot Ten (10) of Arbor Park, Plat Five (5), an Addition to the City of Winterset, Madison County, Iowa.

Locally Known as: 325 Maple Pt., Winterset, Iowa 50273

For the consideration of One Dollar (\$1.00) and other Valuable Consideration, receipt of which is hereby acknowledged, Homes by Fleetwood, L.L.C., a limited liability corporation organized and existing under the laws of the State of Iowa, does hereby convey to Savannah Alexus Marker, the above described real estate.

## SUBJECT TO ALL COVENANTS, RESTRICTIONS AND EASEMENTS OF RECORD

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 is 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 Warranty and Defend the real estate against the lawful claims of all persons, except as may be above stated.

The grantor is a manager-managed limited liability company, and the execution of this deed was consented to by a majority of the managers.

## This sale is made in the ordinary course of business of the limited liability company.

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

Homes by Fleetwood, L.L.C. COUNTY OF Polk This instrument was acknowledged before me on August 8, 2024 \_\_\_Stephen R. Grubb\_\_\_\_\_ as \_\_Manager\_\_\_\_ of Homes by Fleetwood, L.L.C. Shirley Bolton Commission Number 755012 My Commission Expires September 29, 2026