



Document 2025 63

Book 2025 Page 63 Type 03 001 Pages 2

Date 1/08/2025 Time 1:33:41PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$271.20

Rev Stamp# 13 DOV# 12

INDX

ANNO

SCAN

BRANDY MACUMBER, COUNTY RECORDER  
MADISON COUNTY IOWA

CHEK

\$170,000.00

**WARRANTY DEED JOINT TENANCY  
Recorder's Cover Sheet**

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

**Taxpayer Information:** Thomas Bush and Cindy Bush, 519 N. 9th Avenue, Winterset, IA 50273

*E*

**Return Document To:** Thomas Bush, 519 N. 9th Avenue, Winterset, IA 50273

**Grantors:** Grip-Tite Mfg. Co. LLC

**Grantees:** Thomas Bush and Cindy Bush


**Legal Description:** See Page 2

**Document or instrument number of previously recorded documents:**



WARRANTY DEED JOINT TENANCY

For the consideration of One Hundred Seventy Thousand Dollar(s) and other valuable consideration, Grip-Tite Mfg. Co. LLC, a limited liability company organized and existing under the laws of Iowa, does hereby Convey to Thomas Bush and Cindy Bush, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Madison County, Iowa:

Lot Twelve (12) of Croft Court Addition to 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.

Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have 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 grantors Covenant to Warrant and Defend the real estate against the lawful claims of all persons except as may be above stated. Each of the undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the real estate.

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.

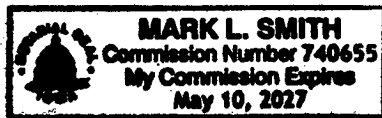
Dated: 1/8/2025

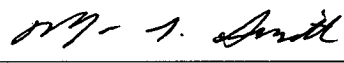
Grip-Tite Mfg. Co. LLC, an Iowa limited liability company

By  Steve Lage, President

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on 1/8/2025, by Steve Lage, as President, of Grip-Tite Mfg. Co. LLC a limited liability company.



  
Signature of Notary Public