



Document 2009 3151

Book 2009 Page 3151 Type 03 001 Pages 2

Date 10/15/2009 Time 3:58 PM

Rec Amt \$14.00 Aud Amt \$5.00

Rev Transfer Tax \$719.20

Rev Stamp# 262 DOV# 276

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

INDX ✓

ANNO

SCAN

CHEK

1/2

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Official Form No. 101 - May 2006

Jerrold B. Oliver

FOR THE LEGAL EFFECT OF THE USE OF
THIS FORM, CONSULT YOUR LAWYER

Return To: Covered Bridge Realty, 104 N 1st Ave., Winterset, IA 50273

Preparer: Jerrold B. Oliver, P.O. Box 230, Winterset, IA 50273, (515) 462-3731

Taxpayer: 169 Holdings, LLC, 3221 Ashwood, Urbandale, IA 50332



WARRANTY DEED

For the consideration of \$450,000.00 Dollar(s) and other valuable consideration,
George W. Patten and Bette F. Patten, Husband and Wife

do hereby

Convey to 169 Holdings, LLC

the

following described real estate in Madison County, Iowa:

See 1 in Addendum

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.

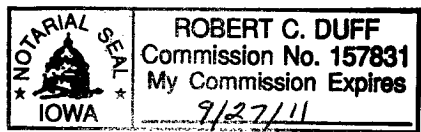
George W. Patten
George W. Patten (Grantor)

Dated: Oct 13, 2009
Bette F. Patten
Bette F. Patten (Grantor)

STATE OF IOWA, COUNTY OF MADISON

This instrument was acknowledged before me on 10/13/09, by George W. Patten and Bette F. Patten

Robert C. Duff, Notary Public



(This form of acknowledgment for individual grantor(s) only)

Addendum

1. The East Half ($\frac{1}{2}$) of the Northwest Quarter ($\frac{1}{4}$) of Section Eleven (11), EXCEPT a tract of land commencing at the North Quarter ($\frac{1}{4}$) corner of said Section Eleven (11), running thence South $89^{\circ}10'$ West 284 feet along the Section line, thence South $17^{\circ}35'$ West 672.71 feet, thence North $80^{\circ}04'$ East 406.51 feet, thence North $21^{\circ}10'$ East 240.3 feet along the westerly highway right of way line, thence North 351.20 feet along the quarter section line to the point of beginning, containing 5.0047 acres exclusive of any highway right-of-way, all in Township Seventy-five (75) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa.

