

NCA

Prepared By: James L. Bergkamp, Jr., ISBA#15470
218 S. 9th St., P.O. Box 8, Adel, IA 50003
Telephone: 515-993-1000

Send Tax

Statement To: Oliver Bardwell
P.O. Box 309, Desoto, IA 50069

Return to: ✓ James L. Bergkamp, Jr.
218 S 9th Street, Adel, IA 50003

\$ 32,900.00

WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration, **BARAD DEVELOPMENT, INC.,** (Grantor) does hereby convey to **BARDWELL ENTERPRISES, INC.,** (Grantee) the following described real estate in Madison County, Iowa:

Lot Four (4) of Fox Bend Plat 1, an Official Plat, now included in and forming a part of the City of Patterson, Madison County, Iowa;



Subject to any easements and restrictions of record.

Grantors do hereby Covenant with the 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, according to the context.

STATE OF IOWA, Madison COUNTY, ss: Dated this 26th day of June, 2008.

Subscribed and sworn to before me by Oliver Bardwell, President of Barad Development, Inc, this 26th day of June, 2008.

Notary Public in and for the State of Iowa

Oliver Bardwell, President (Grantor)
Barad Development, Inc.

