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LISA SMITH, COUNTY RECORDER
MADISON IOWA



WARRANTY DEED
(CORPORATE GRANTOR)
THE IOWA STATE BAR ASSOCIATION
Official Form No. 104
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Jane E. Rosien, 223 E. Court Avenue, P.O. Box 67, Winterset, Iowa 50273

Taxpayer Information: (Name and complete address)

Kingston Properties, L.L.C.
521 Main Street, P.O. Box 101
Coon Rapids, Iowa 50058

✓ **Return Document To:** (Name and complete address)

Jane E. Rosien
P.O. Box 67
Winterset, Iowa 50273

Grantors:

Union State Bank

Grantees:

Kingston Properties, L.L.C.

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED
(CORPORATE GRANTOR)

For the consideration of Less than \$500.00
Dollar(s) and other valuable consideration,
UNION STATE BANK
a corporation organized and existing under the laws of
STATE OF IOWA
does hereby Convey to
KINGSTON PROPERTIES, L.L.C.

the following described real estate in Madison County, Iowa:
Lot Five (5) of Burhans West Addition, City of Truro, Madison County, Iowa.

This instrument is with consideration of less than \$500.00 and is exempt from transfer tax under Iowa Code Section 428A.2(21).

The Corporation 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.

UNION STATE BANK

Dated: November 26th, 2008

By Jeffrey J. Nolan Pres
Jeffrey J. Nolan, President Title

By _____
Title

STATE OF IOWA COUNTY OF MADISON

This instrument was acknowledged before me on November 26th, 2008
by Jeffrey J. Nolan
as President
of Union State Bank



Teresa A. Gambrell, Notary Public