

Document 2008 3688

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Rec Amt \$12.00 Aud Amt \$5.00  
Rev Transfer Tax \$128.80  
Rev Stamp# 395 DOV# 400

INDX ✓  
ANNO  
SCAN  
CHEK

LISA SMITH, COUNTY RECORDER  
MADISON IOWA



\$80,545<sup>00</sup>

### Warranty Deed

(Corporate/Business Entity Grantor)  
THE IOWA STATE BAR ASSOCIATION  
Official Form #335

#### Recorder's Cover Sheet

**Preparer Information:** (Name, address and phone number)

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

**Taxpayer Information:** (Name and complete address)

Nielsen Family Properties, LLC  
1863 Earlham Rd.  
Winterset, IA 50273

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

Nielsen Family Properties, LLC  
1863 Earlham Rd.  
Winterset, IA 50273

**Grantors:**

Corkrean Properties, L.L.C.

**Grantees:**

Nielsen Family Properties, LLC

**Legal description:** See Page 2

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



# Warranty Deed

(Corporate/Business Entity Grantor)

For the consideration of \$80,545.00 Dollar(s) and other valuable consideration, Corkrean Properties, L.L.C., a(n) Limited Liability Company organized and existing under the laws of Iowa does hereby Convey to Nielsen Family Properties, LLC the following described real estate in Madison County, Iowa: Unit #2, a part of Parcel "A" which is a part of Lot Three (3) of North Stone Village, Plat No. 1, City of Winterset, Madison County, Iowa

The grantor 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.

Dated: 11-12-08

Corkrean Properties, L.L.C.  
a(n) Limited Liability Company

By [Signature]  
Patrick F. Corkrean, Manager

By \_\_\_\_\_  
\_\_\_\_\_

STATE OF IOWA, COUNTY OF MADISON

This instrument was acknowledged before me on this \_\_\_\_\_  
by Patrick F. Corkrean  
as Manager  
of Corkrean Properties, L.L.C.



[Signature], Notary Public