

Document 2006 3683

Book 2006 Page 3683 Type 03 001 Pages 2
Date 9/07/2006 Time 2:44 PM
Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$191.20
Rev Stamp# 404 DOV# 393

MICHELLE UTSLER, COUNTY RECORDER
MADISON IOWA

COMPUTER	<input checked="" type="checkbox"/>
RECORDED	<input checked="" type="checkbox"/>
COMPALED	<input checked="" type="checkbox"/>



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)

Brad Bushong and Amy Bushong, 1110 190th St., Dexter, IA

Return Document To: (Name and complete address)

Jerrold B. Oliver
PO BOX 230
Winterset, IA 50273

Grantors:

Gillespie Family Farms, L.L.C.

Grantees:

Brad Bushong and Amy Bushong

Legal description: See Page 2

Document or instrument number of previously recorded documents:



Warranty Deed

(Corporate/Business Entity Grantor)

For the consideration of One hundred twenty thousand Dollar(s) and other valuable consideration, Gillespie Family Farms, L.L.C., a(n) Corporation organized and existing under the laws of Iowa does hereby Convey to Brad Bushong and Amy Bushong as Joint Tenants with Full Rights of Survivorship and Not as Tenants in Common the following described real estate in Madison County, Iowa:

Parcel A - a Part of the Northwest Quarter of the Northwest Quarter of Section Twenty (20), Township Seventy-six (76) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, described as follows: Beginning at an iron pin at the Northwest corner of Said Section Twenty (20); thence N 89°55'52" East a distance of 258.54'; thence S 13°58'00" East a distance of 435.21'; thence S 89°15'56" West a distance of 356.58'; thence N 00°56'41" West a distance of 426.66'; to the point of beginning, having as area of 3.00 acres 130680.00 square feet, including 0.199 acres of county road right-of-way.

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: 9-1-06

Gillespie Family Farms, L.L.C.
a(n) Corporation

By Lori A. Ryner
Lori A. Ryner, Manager

By _____

STATE OF IOWA, COUNTY OF MADISON

This instrument was acknowledged before me on this Sept. 1 2006 by Lori A. Ryner as Manager of Gillespie Family Farms, L.L.C.

Tasha A. White
_____, Notary Public

