

Document 2007 845

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Rec Amt \$17.00 Aud Amt \$10.00

Rev Transfer Tax \$3,685.60

Rev Stamp# 76 DOV# 80

LISA SMITH, COUNTY RECORDER  
MADISON IOWA

INDY ✓  
ANNC  
SCAN  
CHEK



# 2,304,000.00

## 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)

James L. Krambeck, 5465 Mills Civic Parkway, Suite 400, West Des Moines, IA 50266, Phone: (515) 248-1776

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

Jerry D. & Kathleen A. Burger  
29335 Ashworth Road  
Adel, IA 50003

#### Return Document To: (Name and complete address)

RE/MAX West Realty  
204 Hwy 6  
Waukee, IA 50263

#### Grantors:

K Properties, L.L.C.  
5465 Mills Civic Parkway, Suite 400  
West Des Moines, IA 50266

#### Grantees:

Jerry D. Burger & Kathleen A. Burger,  
Tenants in Common

Legal description: See Page 2

Document or instrument number of previously recorded documents:



# Warranty Deed

(Corporate/Business Entity Grantor)

For the consideration of One Dollar(s) and other valuable consideration, K Properties, L.L.C., a(n) limited liability company organized and existing under the laws of Iowa, does hereby Convey to Jerry D. Burger & Kathleen A. Burger, Tenants in Common

the following described real estate in Madison County, Iowa:  
The Southeast Quarter (1/4) of Section Thirty-five (35), in Township Seventy-seven (77) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, AND the West Half (1/2) of Section Thirty-six (36), in Township Seventy-seven (77) North, Range Twenty-nine (29) West of the 5th P.M., 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: 4/28/07

K Properties, L.L.C.  
a(n) limited liability company

By *James L. Krambeck*  
James L. Krambeck, President

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

STATE OF \_\_\_\_\_, COUNTY OF \_\_\_\_\_

This instrument was acknowledged before me on this \_\_\_\_\_ by \_\_\_\_\_

\_\_\_\_\_ as  
\_\_\_\_\_ of  
See attached.

\_\_\_\_\_, Notary Public

STATE OF IOWA     )  
                                  ) SS  
COUNTY OF POLK    )

On this 28<sup>th</sup> day of February 2007, before me, a Notary Public, in and for said county and state, personally appeared **James L. Krambeck**, to me personally known, who being by me duly sworn did say that he is President of said limited liability company, and that said instrument was signed on behalf of the said limited liability company by authority of its members, and the said **James L. Krambeck** acknowledged the execution of said instrument to be the voluntary act and deed of said limited liability company by it and by him voluntarily executed.

Mary L. Laughlin  
Notary Public in and for said County and State

