

Document 2007 4538

Book 2007 Page 4538 Type 03 001 Pages 2

Date 12/26/2007 Time 4:14 PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$255.20

Rev Stamp# 465 DOV# 478

LISA SMITH, COUNTY RECORDER
MADISON IOWA

INDX ✓

ANNO

SCAN

CHEK



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)

Quilting Acquisition LLC, Suite 2750, PNC Bank Center, 201 E Fifth St., Cincinnati, OH 45202

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

Quilting Acquisition LLC, Suite 2750, PNC Bank Center, 201 E Fifth St., Cincinnati, OH 45202

Grantors:

DML1, LLC formerly known as Fons and Porter
Publishing L.L.C.

Grantees:

Quilting Acquisition LLC

Legal description: See Page 2

Document or instrument number of previously recorded documents:



Warranty Deed

(Corporate/Business Entity Grantor)

For the consideration of \$160,000.00 Dollar(s) and other
valuable consideration, DML1, LLC formerly known as Fons and Porter Publishing L.L.C.
, a(n) Limited Liability Comapny
organized and existing under the laws of Iowa does hereby Convey to
Quilting Acquisition LLC
the following described real estate in Madison County, Iowa:
The West 22½ Feet of the East 43 Feet of Lot Four (4) in Block Twenty-four (24) of the Original
Town 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: 12/21/07
DML1, LLC formerly known as Fons and Porter
Publishing L.L.C.
a(n) Limited Liability Comapny

By *Marianne Fons*
Marianne Fons, Manager

By _____

STATE OF IOWA, COUNTY OF MADISON

This instrument was acknowledged before me on this 21st day of December, 2007.
by Marianne Fons
as Manager
of DML1, LLC formerly known as Fons and Porter Publishing L.L.C.



Mark L. Smith, Notary Public