



Document 2010 1647

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Date 7/16/2010 Time 4:05 PM

Rec Amt \$14.00 Aud Amt \$5.00

Rev Transfer Tax \$283.20

Rev Stamp# 492 DOV# 550

INDX ✓

ANNO

SCAN

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

CHEK

P2



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)

Jason Thomas Madden and Amy Wallman Madden, 4225 Forest Ave., Des Moines, IA 50311

E/

Return Document To: (Name and complete address)

Jason Thomas Madden and Amy Wallman Madden, 4225 Forest Ave., Des Moines, IA 50311

Grantors:

Corkrean Properties, LLC

Grantees:

Jason Thomas Madden and Amy Wallman
Madden as Joint Tenants with Full Rights of
Survivorship and Not as 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 \$177,500.00 Dollar(s) and other
valuable consideration, Corkrean Properties, LLC

a(n) Limited Liability Company organized and existing under
the laws of Iowa does hereby Convey to Jason Thomas Madden and
Amy Wallman Madden as Joint Tenants with Full Rights of Survivorship and Not as Tenants in
Common the following described real estate in Madison County, Iowa:
The Southeast Quarter (1/4) of the Southeast Quarter (1/4), EXCEPT the South 20 rods of the North 48
rods of the West 20 rods thereof, in Section Twenty-four (24), Township Seventy-seven (77) North,
Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, AND EXCEPT any part
thereof that lies within the Woods at North Branch, Plat 1 Subdivision, as shown in Plat of Survey
filed in Book 2007, Page 2869 on July 20, 2007, in the Office of the Recorder of 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: 7-15-10

Corkrean Properties, LLC
a(n) Limited Liability Company
By Patrick F. Corkrean
Patrick F. Corkrean, President

By _____

STATE OF IOWA, COUNTY OF MADISON

This instrument was acknowledged before me on this 7/15/10
by Patrick F. Corkrean
as President
of Corkrean Properties, LLC

Jennifer Stover, Notary Public

