

Document 2009 1890

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Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$28.00

Rev Stamp# 127

INDX ✓

ANNO ✓

SCAN

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

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, Post Office Box 230, Winterset, IA 50273, Phone: (515) 462-3731

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

Larry and Michelle Utsler

1718 S. 4th Avenue

Winterset, IA 50273

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

Jerrold B. Oliver

Post Office Box 230

Winterset, IA 50273

**Grantors:**

Anchored Walls, Inc.

**Grantees:**

Larry H. Utsler and Michelle J. Utsler

**Legal description:** See Page 2

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



# Warranty Deed

(Corporate/Business Entity Grantor)

For the consideration of -----18,000.00---- Dollar(s) and other  
valuable consideration, Anchored Walls, Inc.

a(n) Corporation organized and existing under  
the laws of Iowa does hereby Convey to Larry H. Utsler and Michelle  
J. Utsler

the following described real estate in Madison County, Iowa:  
Lot One (1) of Clark Tower Subdivision located in the Northeast Quarter (NE 1/4) of the Northwest  
Quarter (NW 1/4) and the Southeast Quarter (SE 1/4) of the Northwest Quarter (NW 1/4) of Section  
Eighteen (18), in Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5th P.M.,  
Madison County, Iowa.

This Deed is given in partial fulfillment of a Real Estate Contract Dated August 18, 1998, and  
filed for record on August 19, 1998, in Deed Record 139, Page 454 of the Recorder's Office 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 sin-  
gular or plural number, according to the context.

Dated: June 9<sup>th</sup>, 2009

Anchored Walls, Inc.

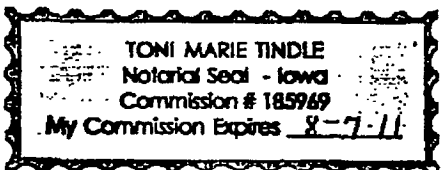
a(n) Corporation

By Larry H. Utsler, President  
Larry H. Utsler, President

By Michelle J. Utsler, Secretary  
Michelle J. Utsler, Secretary

STATE OF IOWA, COUNTY OF MADISON

This instrument was acknowledged before me on this June 9, 2009  
by Larry H. Utsler and Michelle J. Utsler  
as President and Secretary, respectively  
of Anchored Walls, Inc.



Toni Marie Tindle, Notary Public