



Document 2011 53

Book 2011 Page 53 Type 03 001 Pages 2
Date 1/04/2011 Time 4:14 PM
Rec Amt \$14.00 Aud Amt \$5.00
Rev Transfer Tax \$79.20
Rev Stamp# 3 DOV# 5

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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

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Jerrold B. Oliver
FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER

Return To: Kenneth Kauzlarich, Jr., 2989 200th Trail, Winterset, IA 50273
Preparer: Jerrold B. Oliver, P.O. Box 230, Winterset, IA 50273, (515) 462-3731
Taxpayer: Kenneth Kauzlarich, Jr., 2989 200th Trail, Winterset, IA 50273



WARRANTY DEED

For the consideration of \$50,000.00 Dollar(s) and other valuable consideration,
Willie L. Sinnwell, Single

do hereby

Convey to Kauzlarich Properties, LLC the

following described real estate in Madison County, Iowa:
See 1 in Addendum

Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have 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 grantors Covenant to Warrant and Defend the real estate against the lawful claims of all persons except as may be above stated. Each of the undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the real estate. Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

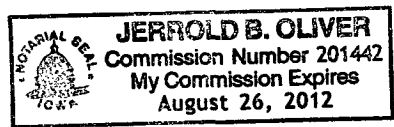
Willie L. Sinnwell
Willie L. Sinnwell (Grantor)

Dated: Dec 31, 2010

(Grantor)

STATE OF IOWA, COUNTY OF MADISON
This instrument was acknowledged before me on Dec 31, 2010, by Willie L. Sinnwell

Jerrold B. Oliver
Notary Public



(This form of acknowledgment for individual grantor(s) only)

Addendum

1. Parcel "B" located in the Southeast Quarter ($\frac{1}{4}$) of the Southeast Quarter ($\frac{1}{4}$) of Section Twenty (20), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, containing 16.04 acres, as shown in Plat of Survey filed in Book 2010, Page 2706 on October 29, 2010, in the Office of the Recorder of Madison County, Iowa