



Document 2012 593

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Recorded: 2/29/2012 at 3:13:27.0 PM

Fee Amount: \$17.00

Revenue Tax: \$0.00

LISA SMITH RECORDER

Madison County, Iowa

INDX ✓
ANNO
SCAN
CHEK

DOV# 46

SPECIAL WARRANTY DEED
THE IOWA STATE BAR ASSOCIATION
Official Form No. 105
Recorder's Cover Sheet

Preparer Information:

Thomas O. Moens, Attorney at Law, Moens Law Offices, Chartered, 1523 52nd Avenue, Moline, IL 61265, Phone: (309) 736-3117

Taxpayer Information:

Justin Ray Tindle, 512 West Jefferson, Winterset, Iowa 50273

Return Document To:

Moens Law Offices, Chartered, 1523 52nd Avenue, Moline, IL 61265

HUD Case #161-222494

Grantors:

The Secretary of Housing and Urban Development

Grantees:

Justin Ray Tindle

Legal Description: See Page 2

Document or instrument number of previously recorded documents: Not applicable

SPECIAL WARRANTY DEED
HUD Case #161-222494

For the consideration of Ten Dollars and other valuable consideration, The Secretary of Housing and Urban Development of Washington, DC does hereby Convey to

Justin Ray Tindle
a married person

the following described real estate in Madison County, Iowa:

Lot Five (5) in Block Three (3) of Railroad Addition to the City of Winterset in Madison County, Iowa.
Parcel Number: 820001103050000

Being the same property acquired by the Grantor pursuant to the provisions of the National Housing Act, as amended (12 U.S.C. §1701, *et seq.*), and the Department of Housing and Urban Development Act 42 U.S.C. §3531).

This Special Warranty Deed is subject to all covenants, restrictions, reservations, easements, conditions, and rights appearing of record and is subject to any state of facts an accurate survey would show.

Grantor does Hereby Covenant with Grantees and successors in interest to Warrant and Defend the real estate against the lawful claims of all persons claiming by, through or under it, except as may be above stated.

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.

This Special Warranty Deed is not effective until 02/28/2012.

In witness whereof, the undersigned has set his/her hand as a principal and/or officer of Best Assets, Inc., Management and Marketing contractor for the United States Department of Housing and Urban Development, for and on behalf of The Secretary of Housing and Urban Development, under the redelegation of authority published as 70 Fed. Reg. 43,171 (July 26, 2005).

The Secretary of Housing and Urban Development,
of Washington, DC

Dated: 02/27/12

By: [Signature]

Alexis GARNER
(Type or print name)

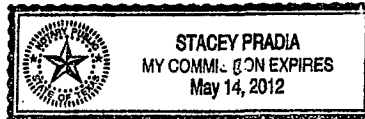
As HUD Rep.

(Type or print title)

State of Texas)
County of Fort Bend) ss.

This instrument was acknowledged before me on Feb 27, 2012, by Alexis Garner, as As HUD Rep. for and on behalf of The Secretary of Housing and Urban Development of Washington, DC.

[Signature]
Notary Public



This transaction is exempt from Real Estate Transfer Tax pursuant to Iowa Code 428A.2 Exemption Number 6.