



Document 2012 2069

BK: 2012 PG: 2069 Type 03 001 Pages 2

Recorded: 7/13/2012 at 1:18:17.0 PM

Fee Amount: \$3,296.20

Revenue Tax: \$3,279.20

LISA SMITH RECORDER

Madison County, Iowa

INDX  
ANNO  
SCAN  
CHEK



\$ 2,050,000.00

### 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)

Jason Springer, 3111 Douglas Ave, Des Moines, IA 50310, Phone: (515) 255-4500

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

Winterset Windfall, LLC, 1515 West Maple Ave, Red Wing, MN 55066

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

Winterset Windfall, LLC, 1515 West Maple Ave, Red Wing, MN 55066

**Grantors:**

Winterset Wages, L.C.

**Grantees:**

Winterset Windfall, LLC, a Minnesota limited liability company.

**Legal description:** See Page 2

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



# Warranty Deed

(Corporate/Business Entity Grantor)

For the consideration of one \_\_\_\_\_ Dollar(s) and other  
valuable consideration, Winterset Wages, L.C.

a(n) Limited Liability Company \_\_\_\_\_ organized and existing under  
the laws of Iowa \_\_\_\_\_ does hereby Convey to Winterset Windfall, LLC, a  
Minnesota limited liability company.

\_\_\_\_\_ the following described real estate in Madison County, Iowa:  
Lot Two (2) of Mandolfo Addition, Plat No. 1 to the City 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: 6-28-2012

Winterset Wages, L.C.  
a(n) Limited Liability Company

By [Signature]  
AJ Palmgren, Member-manager

By \_\_\_\_\_

STATE OF COLORADO, COUNTY OF EL PASO

This instrument was acknowledged before me on this 6/28/2012,  
by AJ Palmgren  
as Member-manager  
of Winterset Wages, L.C.

**JAMES R. KOLER**  
**NOTARY PUBLIC**  
**STATE OF COLORADO**

My Commission Expires 07/14/2016

[Signature], Notary Public