



Document 2013 1273

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Date 5/06/2013 Time 12:06 PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$85.60

Rev Stamp# 124 DOV# 123

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

INDX ✓

ANNO

SCAN

CHEK



WARRANTY DEED

(CORPORATE GRANTOR)

THE IOWA STATE BAR ASSOCIATION

Official Form No. 104

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)

Homes by Fleetwood, LLC, 475 S 50th St., Ste. 100, West Des Moines, IA 50265

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

Homes by Fleetwood, LLC 475 S 50th St., Ste. 100, West Des Moines, IA 50265

Grantors:

IB Trading, LLC

Grantees:

Homes by Fleetwood, LLC

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED
(CORPORATE GRANTOR)

For the consideration of \$54,000.00

Dollar(s) and other valuable consideration,

IB Trading, LLC

a corporation organized and existing under the laws of
Iowa

does hereby Convey to

Homes by Fleetwood, LLC

the following described real estate in Madison County, Iowa:

Lots Ten (10) and Eleven (11) in Block Four (4) in BIRCHWOOD ESTATES, PLAT NO. 1, an Addition to the City of Winterset, Madison County, Iowa; AND Lot Eight (8) in Block Three (3) in BIRCHWOOD ESTATES, PLAT NO. 1, an Addition to the City of Winterset, Madison County, Iowa

IB Trading, LLC is a member-managed LLC and James C. Eller, as member-manager for the LLC, has authority to sign on behalf of the LLC. All members have consented to this sale.

The Corporation 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.

IB Trading, LLC

a(n) Iowa corporation

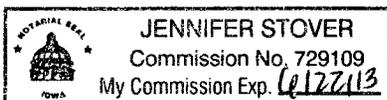
Dated: 4-29-13

By James C. Eller
James C. Eller, Member-Manager Title

By _____
Title

STATE OF IOWA, COUNTY OF MADISON

This instrument was acknowledged before me on 4-29-13
by James C. Eller
as Member-Manager
of IB Trading, LLC



[Signature], Notary Public