



Document 2013 2029

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Date 7/10/2013 Time 11:45 AM

Rec Amt \$12.00 Aud Amt \$5.00

INDX ✓
ANNO
SCAN

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

This instrument prepared by:

JOSEPH F. WALLACE, Abendroth & Russell, P.C., 2560 73rd St, Urbandale, IA 50322-4700

Phone No.: (515)453-4625

Return to:

Bardwell Enterprises, Inc., 316 Chestnut Street, DeSoto, IA 50069

Mail tax statements to:

Bardwell Enterprises, Inc., 316 Chestnut Street, DeSoto, IA 50069

Order No.: MES-46503/JC

WARRANTY DEED

47212 Reg FMC

Legal: **Lot Eight (8) of Fox Bend Plat 1, an Official Plat, now included in and forming a part of the City of Patterson, Madison County, Iowa.**



For the consideration of One Dollar (\$1.00) and other good valuable consideration, receipt of which is hereby acknowledged, **Barad Development Inc, a corporation**, does hereby convey unto **Bardwell Enterprises, Inc.**, the above-described real estate.

*****Exempt from transfer tax - Iowa Code 428A.2(21)*****

ABENDROTH & RUSSELL, P.C.

SUBJECT TO ALL COVENANTS, RESTRICTIONS AND EASEMENTS OF RECORD

The Corporation does hereby covenant with Grantee, 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 the Corporation 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, and as masculine or feminine gender, according to the context.

Barad Development Inc

BY: 

STATE OF Iowa)

COUNTY OF Polk)

SS:

This instrument was acknowledged before me on 26th June 2013 by Oliver Baradwell as President of Barad Development Inc.


Notary Public in and for said State

