

Document 2013 3482

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LISA SMITH, COUNTY RECORDER CHEK

INDX

ANNO

SCAN

MADISON COUNTY IOWA



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)

Mark L. Smith, POB 230, Winterset, IA 50273, (515) 462-3731

Taxpayer Information: (Name and complete address) Lane Properties, L.L.C., 4815 Euclid, Des Moines, IA 50310

Return Document To: (Name and complete address)

Lane Properties, L.L.C., 4815 Euclid, Des Moines, IA 50310

Grantors:

Winterpear, LLC

Grantees:

Lane Properties, L.L.C.

Legal description: See Page 2

Document or instrument number of previously recorded documents:



Warranty Deed (Corporate/Business Entity Grantor)

For the consideration of\$215,000.00 Dollar(s) and other
valuable consideration, Winterpear, LLC
the laws of IOWA organized and existing under does hereby Convey to Lane Properties, L.L.C.
the following described real estate in <u>MADISON</u> County, Iowa: Lot Eleven (11) of Helen McCall Huntoon Addition - Plat No. 3 to the City of Winterset, Madison County, Iowa.
Winterpear, LLC is a Member-Managed LLC and Bethanne Pearson, as Member-Manager for the LLC has authority to sign on behalf of the LLC. This transaction is occurring in the ordinary course of business.
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: 13,2013
Dated. 100 Civinos 15, 2015
Winterpear, LLC
a(n) <u>Limited Liability Company</u>
By JERRAL HAPON
Bethanne Pearson, Member-Manager
Ву
STATE OF IOWA, COUNTY OF
KIMIOMAND
Signature of Notary Public
MALEONARD KIM LEONARD