



Document 2014 602

Book 2014 Page 602 Type 03 001 Pages 2

Date 3/17/2014 Time 12:40 PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$724.00

Rev Stamp# 78 DOV# 85

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

INDX ✓

ANNO

SCAN

CHEK

WARRANTY DEED

THE IOWA STATE BAR ASSOCIATION

Official Form No. 101

Recorder's Cover Sheet

\$452,706.25

Preparer Information: (name, address and phone number)

Adam Doll, 1009 Main Street, Adel, IA 50003, Phone: (515) 993-4545

Taxpayer Information: (name and complete address)

FS Family Farms, LLC, 15107 Northview Drive, Urbandale, IA 50323

Return Document To: (name and complete address)

Adam Doll, 1009 Main Street, Adel, IA 50003, Phone: (515) 993-4545

Grantors:

Ty Mapes and
Marsha Mapes

Grantees:

FS Family Farms, LLC

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration, Ty Mapes and Marsha Mapes, husband and wife, do hereby Convey to FS Family Farms, LLC the following described real estate in Madison County, Iowa:

Parcel "M" located in the Northeast Quarter (1/4) and in the East Half (1/2) of the Northwest Quarter (1/4) of Section Six (6), Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, containing 160.25 acres, as shown in Plat of Survey filed in Book 2014, Page 419 on February 24, 2014, in the Office of the Recorder of Madison County, Iowa.



FS Family Farms, LLC shall continue and agree to the terms of any existing FSA programs or cost-share agreements in place as of the date of closing. If FS Family Farms, LLC chooses in the future to terminate any existing agreement or program in effect on this parcel as of the date of closing, FS Family Farms, LLC will assume the full cost and liability of terminating such program or agreement and fully indemnify Ty Mapes and Marsha Mapes from any cost or liability whatsoever.

Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have 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 grantors Covenant to Warrant and Defend the real estate against the lawful claims of all persons except as may be above stated. Each of the undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the real estate.

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.

Dated: 3 11, 2014.

Ty Mapes
Ty Mapes (Grantor)

Marsha Mapes
Marsha Mapes (Grantor)

STATE OF IOWA, COUNTY OF Madison
This record was acknowledged before me this 11th day of March, 2014
by Ty Mapes.

[Signature]
Signature of Notary Public

STATE OF IOWA, COUNTY OF Madison
This record was acknowledged before me this 11th day of March, 2014
by Marsha Mapes.

[Signature]
Signature of Notary Public

