



Document 2014 2811

Book 2014 Page 2811 Type 03 001 Pages 2  
Date 11/06/2014 Time 3:54 PM  
Rec Amt \$12.00 Aud Amt \$5.00  
Rev Transfer Tax \$113.60  
Rev Stamp# 401

✓ INDX  
✓ ANNO  
SCAN  
CHECK

LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA



\$71,500

**WARRANTY DEED**  
THE IOWA STATE BAR ASSOCIATION  
Official Form #101  
Recorder's Cover Sheet

**Preparer Information:** (Name, address and phone number)  
David L Wetsch, 974 - 73rd Street, Ste 20, Des Moines, IA 50324, Phone: (515)  
223-6000

-100  
**Taxpayer Information:** (Name and complete address)  
Michael and Malissa Bauer, 19023 Colonel Glen Road, Little Rock, AR 72210

✓  
**Return Document To:** (Name and complete address)  
David L Wetsch, 974 - 73rd Street, Ste 20, Des Moines, IA 50324, Phone: (515)  
223-6000

**Grantors:**  
RANDAL J. JORDAN  
RADENA J. JORDAN

**Grantees:**  
Sugar Grove Custom Cars, L.L.C.

**Legal description:** See Page 2

**Document or instrument number of previously recorded documents:**  
BK 2013 PG 2797



### WARRANTY DEED

For the consideration of One (\$1.00) Dollar(s) and other valuable consideration,  
Randal J. Jordan and Radena J. Jordan, husband and wife  
do hereby Convey to Sugar Grove Custom Cars, L.L.C.  
the following described real estate in Madison County, Iowa:

Lots Eleven (11) and Thirteen (13) of COPPER FOX ESTATES SUBDIVISION located in the East Half (1/2) of the Southeast Quarter (1/4) of Section Seventeen (17), in Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa.

This Deed is given in fulfillment of a Real Estate Contract dated September 17, 2013, filed September 19, 2013, in Book 2013, Page 2797, of the Madison County Recorder's Office. The warranties of title provided under this Deed extend only to the date of said contract.

Consideration less than \$500.00.  
No revenue stamps required.

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.

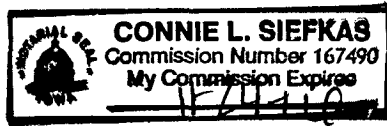
Dated: 11/3/14  
Randal J. Jordan  
RANDAL J. JORDAN (Grantor)

Radena J. Jordan  
RADENA J. JORDAN (Grantor)

\_\_\_\_\_  
(Grantor)

\_\_\_\_\_  
(Grantor)

STATE OF IOWA, COUNTY OF Madison  
This record was acknowledged before me this 3rd day of November 2014 by Randal J. Jordan and Radena J. Jordan, husband and wife



David L. Wetsch  
Signature of Notary Public