

Document 2014 3241

Book 2014 Page 3241 Type 03 001 Pages 3
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Rev Transfer Tax \$55.20 ANNO
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LISA SMITH, COUNTY RECORDER CHEK

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)

Jerrold B. Oliver, P. O. Box 230, Winterset, IA 50273, (515) 462-3731

Taxpayer Information: (Name and complete address)

Trevor D. Simon and Sarah M. Simon, 902 E. Buchanan Street, Winterset, IA 50273

Return Document To: (Name and complete address)

Trevor D. Simon, 902 E. Buchanan Street, Winterset, IA 50273

Grantors:

Benshoof Family Farms, LLC

Grantees:

Trevor D. Simon and Sarah M. Simon, as Joint Tenants with Full Rights of Survivorship and Not as Tenants in Common

Legal description: See Page 2

Document or instrument number of previously recorded documents:



Warranty Deed (Corporate/Business Entity Grantor)

For the consideration of \$35,000.00			Dollar(s) and other
valuable consideration, Benshoof Family Farms, LLC			
a(n) Corporation			organized and existing under
the laws of Iowa		do	es hereby Convey to Trevor D. Simon and Sarah
M, Simon, as Jo			rvivorship and Not as Tenants in Common
See description			eal estate in <u>Madison</u> County, Iowa:
estate by title in the real estate is covenants to Wa may be above s Words a gular or plural ne	fee simple; that is free and cleat arrant and Defeatated. Ind phrases he umber, accord	at it has good and la r of all liens and end end the real estate	es, and successors in interest, that it holds the real awful authority to sell and convey the real estate; that cumbrances, except as may be above stated; and it against the lawful claims of all persons, except as owledgment hereof, shall be construed as in the sin-
		•	1 (F. 1) F. 110
	s.		nshoof Family Farms, LLC
		a(II	Corporation
			By Tal Sankorf
			Ted Benshoof, Manager
	ı		Ted Delishoot, Manager
			Ву
STATE OF	IOWA	, COUNTY OF $_$	mADISON on this 29 day of Dec, 2014
		wledged before me	on this 29 day of Dec, 2014
by <u>Ted Benshoo</u>	<u> </u>		
as Manager			
of Benshoof Far	mily Farms, Ll	<u>.C</u>	1 0, 6,
			(1. and 6/1/1-
	STEPL S JER	ROLD B. CLIVER hission Number 201442	Signature of Notary Public

Lot One (1) of Benshoof Acres, a subdivision located in the Northwest Quarter (¼) of the Southeast Quarter (¼) of Section Twenty-six (26), Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa,