



Document 2015 3426

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Date 11/17/2015 Time 4:01:57PM

Rec Amt \$7.00 Aud Amt \$5.00

Rev Transfer Tax \$439.20

Rev Stamp# 432 DOV# 448

LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

INDX ✓  
ANNO  
SCAN  
CHEK

THE IOWA STATE BAR ASSOCIATION  
Official Form No. 101 - August 2013

Mark L. Smith

FOR THE LEGAL EFFECT OF THE USE OF  
THIS FORM, CONSULT YOUR LAWYER

Return To: Scott Bezdicek, 35033 Vintage Trail, Waukee, IA 50263

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

Taxpayer: Better Than New Construction, LC, c/o Scott Bezdicek, 35033 Vintage Trail, Waukee, IA 50263



\$275,000

### WARRANTY DEED

For the consideration of \$1.00 Dollar(s) and other valuable consideration,  
Orville L. Chapins and Shawn A. Chapins, Husband and Wife,

do hereby

Convey to Better Than New Construction, LC

the

following described real estate in MADISON County, Iowa:  
Lots Two (2) and Three (3) of Chapins Acres, located in the Northeast Quarter (NE 1/4) of the  
Southwest Quarter (SW 1/4) of Section Twenty-five (25), Township Seventy-six (76) North, Range  
Twenty-eight (28) West of the 5th P.M., Madison County, Iowa.

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: 11-13-2015

Orville L. Chapins  
Orville L. Chapins (Grantor)

Shawn A. Chapins  
Shawn A. Chapins (Grantor)

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me this 13 day of Nov. 2015, by Orville L. Chapins and Shawn A. Chapins



Signature of Notary Public  
Signature of Notary Public