BK: 2016 PG: 665

Recorded: 3/21/2016 at 9:38:48.0 AM

Fee Amount: \$17.00 Revenue Tax: \$387.20 LISA SMITH RECORDER Madison County, Iowa

This instrument prepared by: JOSEPH F. WALLACE, Abendroth & Russell, P.C., 2560 73rd St, Urbandale, IA 50322-4700

Return to: Rose A. Shultice, 280 NW 8th St., Earlham , IA 50072

Mail tax statements to:

Rose A. Shultice, 280 NW 8th St., Earlham , IA 50072

Phone No.: (515)453-4625

Order No.: MES-63090/JC

WARRANTY DEED

Legal: Lot 9 of Williamson Addition Plat 2 to the City of Earlham, Madison County, Iowa.

For the consideration of One Dollar (\$1.00) and other good valuable consideration, receipt of which is hereby acknowledged, **Covenant Construction Services**, **L.L.C.** d/b/a **CCS Homes**, **L.L.C.**, a limited liability company, does hereby convey unto **Rose A. Shultice**, a single person, the above-described real estate.

SUBJECT TO ALL COVENANTS, RESTRICTIONS AND EASEMENTS OF RECORD

The Limited Liability Company does hereby covenant with Grantee, and successors in interest, that Company 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 the Company covenants to warrant and defend the real estate against the lawful claims of all persons except as may be above stated.

This deed is executed as provided in the operating agreement of the limited liability company.

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.

1	TOWN	Nicholas J. Scar Commission Number 746875 My Commission Expires May 15, 2016	Covenant Construction Services, L.L.C. d/b/a CCS Homes, L.L.C BY: Alan L. Sprinkle Manager
С	TATE OF _)) ss:)
TI S	his instrum prinkle as N	ent was acknowledged //anager of Covenant Cor	before me on farm 19,201 by Alan L. struction Services, L.L.C. d/b/a CCS Homes, L.L.C
			Notary Public in and for said State