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Date 1/23/2017 Time 11:20:39AM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$521.60

Rev Stamp# 36 DOV# 43

INDX ✓

ANNO

SCAN

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

CHEK



WARRANTY DEED
(CORPORATE/BUSINESS ENTITY GRANTOR)
THE IOWA STATE BAR ASSOCIATION
Official Form No. 335

LSB31746

Recorder's Cover Sheet

\$ 324,116

Preparer Information: (Name, address and phone number)

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

Taxpayer Information: (Name and complete address)

Andrew B. and Angela L. Van Pelt, 5113 Cedar Lane, Winterset, IA 50273

Return Document To: (Name and complete address)

Madison County Realty, 65 Jefferson, Winterset, IA 50273

Grantors:

Zuendel Investments, Inc.

Grantees:

Andrew B. and Angela L. Van Pelt

Legal description:

Document or instrument number of previously recorded documents:



**WARRANTY DEED
(CORPORATE/BUSINESS ENTITY GRANTOR)**

For the consideration of -----\$326,116.00----- Dollar(s) and other valuable consideration, Zuendel Investments, Inc., a(n) Corporation organized and existing under the laws of Iowa does hereby Convey to Andrew B. Van Pelt and Angela L. Van Pelt, , as Joint Tenants with full rights of survivorship and not as Tenants in Common

the following described real estate in Madison County, Iowa:
Lot Three (3) of CEDAR WOODS PLAT 2, an Addition to the City of Winterset, Madison County, Iowa.



The grantor hereby covenants with grantees, and successors in interest, that it 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 it covenants to Warrant and Defend the real estate against the lawful claims of all persons, except as may be above stated.

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, according to the context.

Dated on JAN, 17, 2017.

Zuendel Investments, Inc., a(n) Corporation

By *Michael T. Zuendel*
Michael T. Zuendel, President

By _____

STATE OF COLORADO, COUNTY OF San Miguel
This record was acknowledged before me on 01-17-2017, by Michael T. Zuendel
as President
of Zuendel Investments, Inc.

ARMELIZA S WEITS
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20074007737
MY COMMISSION EXPIRES MARCH 10, 2019

Armeliza S Weits
Signature of Notary Public