



Document 2017 584

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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA



\$ 70,000

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)
John W. Fisher, 306 Audubon St., Adair, IA 50002 641-742-5231

Taxpayer Information: (Name and complete address)
Friends of the Winterset Public Library
123 N. 2nd Street
Winterset, IA 50273

Return Document To: (Name and complete address)
Fisher, Fisher & Groetken, P.C.
306 Audubon St., P.O. Box 158
Adair, IA 50002

Grantors:
SCHAFFER CONSTRUCTION, INC.

Grantees:
Friends of the Winterset Public Library

Legal description: See Page 2

Document or instrument number of previously recorded documents:



Warranty Deed

(Corporate/Business Entity Grantor)

For the consideration of One and No/100 Dollar(s) and other valuable consideration, SCHAFFER CONSTRUCTION, INC., a(n) Corporation organized and existing under the laws of the State of Iowa does hereby Convey to Friends of the Winterset Public Library the following described real estate in MADISON County, Iowa:

The North Half (N½) of Lot One (1) in Block Sixteen (16) of the Original Town 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.

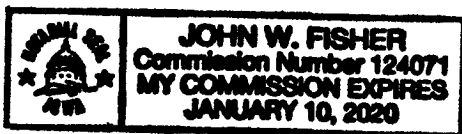
Dated: February 17, 2017

SCHAFFER CONSTRUCTION, INC.
a(n) Iowa Corporation
By Cory J. Schafer, President

By _____

STATE OF IOWA, COUNTY OF ADAIR

This instrument was acknowledged before me on this February 17, 2017, by Cory J. Schafer as President of SCHAFFER CONSTRUCTION, INC.



John W. Fisher, Notary Public