



Document 2017 1221

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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA



WARRANTY DEED
THE IOWA STATE BAR ASSOCIATION
Official Form No. 101
Recorder's Cover Sheet

\$65,000

Preparer Information: (Name, address and phone number)

Samuel H. Braland, 115 E. First Street, P.O. Box 370, Earlham, Iowa 50072 (515) 758-2267

$\frac{1}{3}$

Taxpayer Information: (Name and complete address)

Golightly Construction, Inc.
P.O. Box 36
Earlham, Iowa 50072

Return Document To: (Name and complete address)

Samuel H. Braland
P.O. Box 370
Earlham, Iowa 50072

Grantors:

Karen M. Barnett

Grantees:

Golightly Construction, Inc.

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED

For the consideration of Sixty-five Thousand and no/100 (\$65,000.00)
Dollar(s) and other valuable consideration,
KAREN M. BARNETT, a single person,

do hereby Convey to
GOLIGHTLY CONSTRUCTION, INC., an Iowa corporation,

the following described real estate in Madison County, Iowa:

Lots 6, 7 and the South One-half of Lot 8, and Lots 4, 5 and the South One-half of Lot 3 EXCEPT Parcel "A" being a portion of said Lots 4, 5 and 3 as shown in the Plat of Survey recorded in Book 2, Page 391, in the Office of the Recorder of Madison County, Iowa, all in block 6 of the Original Town of Earlham, Madison County, Iowa.

This deed is released from escrow and is delivered to the grantee in fulfillment of a real estate contract recorded in Book 2009, Page 2855, in the Office of the Recorder of Madison County, Iowa. In as much as this deed is given in fulfillment of a recorded real estate contract, it is exempt from declaration of value and groundwater hazard statement filing requirements.

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.

STATE OF IOWA
COUNTY OF MADISON

Dated: January 5, 2012

This instrument was acknowledged before me on January 5, 2012 by
Karen M. Barnett

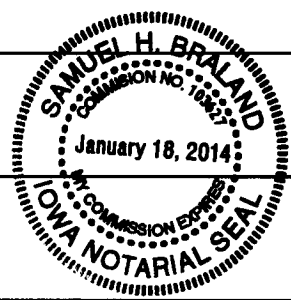
Karen Barnett
Karen M. Barnett (Grantor)

(Grantor)

(Grantor)

(Grantor)

Samuel H. Braland
Samuel H. Braland, Notary Public



(This form of acknowledgment for individual grantor(s) only)