



Document 2017 2429

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DOV# 350

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK



\$680000

WARRANTY DEED
(CORPORATE/BUSINESS ENTITY GRANTOR)
THE IOWA STATE BAR ASSOCIATION
Official Form No. 335
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)
Jerrold B. Oliver, 101 1/2 W. Jefferson, Winterset, IA 50273, (515) 462-3731

Taxpayer Information: (Name and complete address)
Brarada Family Farms, LLC, 1098 Timber Ridge Avenue, Van Meter, IA 50261

Return Document To: (Name and complete address)
Brarada Family Farms, LLC, 1098 Timber Ridge Avenue, Van Meter, IA 50261

Grantors:
IPE 1031 REV217, LLC

Grantees:
Brarada Family Farms, LLC

Legal description:

Document or instrument number of previously recorded documents:



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

For the consideration of \$680,000 Dollar(s) and other
valuable consideration, IPE 1031 REV217, LLC,
a(n) limited liability company organized and existing under
the laws of Iowa does hereby Convey to Brarada Family Farms, LLC

the following described real estate in Madison County, Iowa:
The South Half 1/2 of the Northwest Quarter 1/4 of Section Eight (8), Township Seventy-seven (77)
North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa.

This deed is exempt according to Iowa Code 428A.2(15).

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.

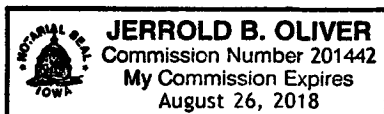
Dated on Aug 7, 2017.

IPE 1031 REV217, LLC, a(n) limited liability company

By Sanford Dale Golightly
Sanford Dale Golightly, Member/Manager

By Vera L Golightly
Vera L. Golightly, Member/Manager

STATE OF IOWA, COUNTY OF MADISON
This record was acknowledged before me on Aug. 7, 2017, by Sanford Dale Golightly and Vera L. Golightly
as Member/Manager and Member/Manager, respectively
of IPE 1031 REV217, LLC



Jerrold B. Oliver
Signature of Notary Public