



Document 2017 2430

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 Rec Amt \$12.00 Aud Amt \$5.00  
 Rev Transfer Tax \$60.00  
 Rev Stamp# 344 DOV# 351

INDX  
 ANNO  
 SCAN  
 CHEK

LISA SMITH, COUNTY RECORDER  
 MADISON COUNTY IOWA

This instrument prepared by:  
 JOSEPH F WALLACE, Simpson, Jensen, Abels, Fischer & Bouslog PC, 400 Locust St, Ste 400, Des Moines, IA 50309  
 Phone No.: (515)453-5724

✓ Mail tax statements to and return to:  
 Patricia D. Pottorff, 355 N McKinley St, Truro , IA 50257

\$38,000

# WARRANTY DEED

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Kading Properties, LLC, a limited liability company**, does hereby convey the following described real estate to **Patricia D. Pottorff**:


**Lot Eight (8) of Glenwood Plat 1, an Addition to the City of Winterset, Madison County, Iowa.**

**SUBJECT TO ANY 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.

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.


Kading Properties, LLC

  
\_\_\_\_\_  
Karie Ramsey  
Member/Manager

STATE OF Iowa )  
COUNTY OF Polk )

SS:

This instrument was acknowledged before me on 7/26/17 by Karie Ramsey as Member/Manager of Kading Properties, LLC.

  
\_\_\_\_\_  
Notary Public in and for said State

