



Document 2017 3942

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Date 12/15/2017 Time 3:54:11PM
Rec Amt \$7.00 Aud Amt \$5.00
Rev Transfer Tax \$402.40
Rev Stamp# 533 DOV# 548
LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

INDX
ANNO
SCAN
CHEK

Preparer: Matthew D. Kern, 4201 Westown Pkwy - Ste 250, W. Des Moines, IA 50266 (515) 283-1801 (419RTE)
Return To: Christopher Fairholm, 405 E Madison St, Winterset, IA 50273
Taxpayer Information: Christopher Fairholm, 405 E Madison St, Winterset, IA 50273

1 \$252,000 **WARRANTY DEED**

2 For the consideration of One (\$1.00) Dollar(s) and other valuable consideration, **The Winterset Stage**, a non-profit corporation organized and existing under the laws of Iowa does hereby Convey to **Christopher Fairholm and Kelli Fairholm, a married couple**, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Madison County, Iowa:

Lot Two (2) of Helen McCall Huntoon Addition, Plat No. 2 to the City of Winterset, Madison County, Iowa;
Subject to all covenants, restrictions and easements of record.



The Corporation 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, and as masculine or feminine gender, according to the context.

Dated: 12-14-17

The Winterset Stage
By: [Signature]
SCOTT M. SMITH
Printed Name
BOARD PRESIDENT
Title
[Signature]
PEGGY CASPER
Board VP

STATE OF Iowa)
COUNTY OF Madison) ss:

On this 14 day of December, 2017 before me the undersigned, a Notary Public in and for said State, personally appeared Scott M. Smith as president of The Winterset Stage, an Iowa Non-Profit Corporation.

[Signature]
Notary Public in and for said State

