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Book 2018 Page 2239 Type 03 001 Pages 2

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Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$55.20

Rev Stamp# 275 DOV# 280

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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA



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)

Mark L. Smith, P.O. Box 230, Winterset, IA 50273, (515) 462-3731

Taxpayer Information: (Name and complete address)

Shawn and Sarah Nigg, 2208 Holliwell Valley Trail, Winterset, IA 50273

Return Document To: (Name and complete address)

Shawn and Sarah Nigg, 2208 Holliwell Valley Trail, Winterset, IA 50273

Grantors:

Corkrean Watts Development Company

Grantees:

Shawn Nigg and Sarah Nigg

Legal description:

Document or instrument number of previously recorded documents:



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

For the consideration of ---\$35,000.00--- Dollar(s) and other valuable consideration, Corkrean Watts Development Company, a(n) Corporation organized and existing under the laws of Iowa does hereby Convey to Shawn Nigg and Sarah Nigg, as joint tenants with full rights of survivorship and not as tenants in common,

the following described real estate in Madison County, Iowa:
Lot Eight (8) of Corkrean & Watts Addition Plat No. 6, an Addition to the City 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 on 7-12-18.

Corkrean Watts Development Company, a(n) Corporation

By *Patrick F. Corkrean* By _____
Patrick F. Corkrean, President

STATE OF IOWA, COUNTY OF MADISON
This record was acknowledged before me on July 12, 2018, by Patrick F. Corkrean
as President
of Corkrean Watts Development Company



Alice Parker
Signature of Notary Public