



Document 2018 2915

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Rec Amt \$12.00 Aud Amt \$5.00  
Rev Transfer Tax \$189.60  
Rev Stamp# 369 DOV# 372

INDX  
ANNO  
SCAN

LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA



\$119,000

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

WTM49843

**Preparer Information:** (Name, address and phone number)

Joseph W. Coppola III, 4201 Westown Pkwy, Ste 250, WDM, IA 50266, (515) 283-1801

**Taxpayer Information:** (Name and complete address)

Timothy J. Chaplin, 621 E. Court, Winterset, Iowa 50273

**Return Document To:** (Name and complete address)

Timothy J. Chaplin, 621 E. Court, Winterset, Iowa 50273

**Grantors:**

R & T Investments, L.L.C.

**Grantees:**

Timothy J. Chaplin and Jamie L. Chaplin,  
husband and wife,

**Legal description:**

**Document or instrument number of previously recorded documents:**



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

For the consideration of One (\$1.00) Dollar(s) and other valuable consideration, R & T Investments, L.L.C., a(n) Limited Liability Company organized and existing under the laws of Iowa does hereby Convey to Timothy J. Chaplin and Jamie L. Chaplin, husband and wife, 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) in Block Three (3) of Laughridge & Cassiday's Addition to the Town 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 9/6/18.

R & T Investments, L.L.C., a(n) Limited Liability Company

By Tony Nicoletti, Manager By \_\_\_\_\_

STATE OF IOWA, COUNTY OF Polk  
This record was acknowledged before me on September 6, 2018, by Tony Nicoletti  
as Manager  
of R & T Investments, L.L.C.



Ellen Fitzpatrick  
Signature of Notary Public