Document 2018 4009

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Rev Transfer Tax \$420.00 Rev Stamp# 537 DOV# 535

ANNO SCAN CHEK

INDX

LISA SMITH, COUNTY RECORDER

MADISON COUNTY TOWA

| | WARRANTY DEE | D |
|--------------------|--|--|
| ₹ ~ ~ EvReturn to | : Mark L. Smith, P.O. Box 230, Winterset, L. | A 50273 |
| Preparer: | WARRANTY DEE : Mark L. Smith, P.O. Box 230, Winterset, L. : Mark L. Smith, P.O. Box 230, Winterset, I.A. : LakeRats LLC, 112 W. Court Avenue, Wirnsideration of\$263,000.00 | 50273, Phone: (515) 462-3731 |
| Taxpayer | LakeRats LLC, 112 W. Court Avenue, Wir | iterset, IA 50273 |
| For the cor | nsideration of\$263,000.00 | Dollar(s) and other valuable |
| consideration, Joh | nn Gaps III and Robin E. Paul, husband and v | wife |
| - | | do hereby Convey to |
| LakeRats LLC | | |
| | | the following described real estate in |
| Madison | County, Iowa: The West One-third (1/3) | of Lot Two (2) in Block Twenty-three |
| (23) of the Origi | nal Town Plat of Winterset, Madison County | v. Iowa. |
| . , | | |

Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have 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 grantors Covenant to Warrant and Defend the real estate against the lawful claims of all persons except as may be above stated. Each of the undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the real estate. 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.

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|-----------------|--|------------------------------------|--------|-----------------|----------------------|
| Dated on | 12/5 | 5/18 | | _ | _ |
| | The state of the s | | | L M | j |
| | John Gaps I | II(Grantor) | • | Rob | in E. Paul (Grantor) |
| | 00 . | , | | | , |
| STATE OF | IOWA | , COUNTY OF | MA | DISON | |
| This reco | ord was acknowled | ged before me on | Dec. 5 | 2018, | by John Gaps III |
| and Robin E. Pa | ul , | | | | Λ |
| | SO THE | LANCE COULT | | Lance | Coulter |
| | 700 | My Commission Exp June 14, 2021 | | Signature of No | tary Public |