



Document 2019 726

Book 2019 Page 726 Type 03 001 Pages 2

Date 3/06/2019 Time 11:26:59AM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$82.40

Rev Stamp# 67 DOV# 66

INDX

ANNO

SCAN

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

CHEK

\$51,700.⁰⁰



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)

Jerrold B. Oliver, 101 1/2 W. Jefferson, Winterset, IA 50273, (515) 462-3731

Taxpayer Information: (Name and complete address)

Kevin A. Johnson, 1783 Maple Court, Winterset, IA 50273

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

Jerrold B. Oliver, 101 1/2 W. Jefferson, Winterset, IA 50273

Grantors:

Bittersweet Acres LLC

Grantees:

Kevin A. Johnson

Legal description:

Document or instrument number of previously recorded documents:



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

For the consideration of \$51,700.00 Dollar(s) and other
valuable consideration, Bittersweet Acres LLC,
a(n) limited liability company organized and existing under
the laws of Iowa does hereby Convey to Kevin A. Johnson

the following described real estate in Madison County, Iowa:
Lot Seven (7) of Covered Bridge Estates, a subdivision located in Sections Twelve (12) and Thirteen
(13) of Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison
County, Iowa, and in Sections Seven (7) and Eighteen (18) of Township Seventy-six (76) North,
Range Twenty-seven (27) West of the 5th P.M., 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.

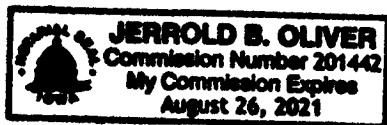
Dated on February 26, 2019.

Bittersweet Acres LLC, a(n) limited liability company

By Rachel Eller
Rachel L. Eller, Manager

By _____

STATE OF IOWA, COUNTY OF MADISON
This record was acknowledged before me on Feb 26, 2019, by Rachel L. Eller
as Manager
of Bittersweet Acres LLC



Jerrold B. Oliver
Signature of Notary Public