



Document 2019 964

Book 2019 Page 964 Type 03 001 Pages 2

Date 4/03/2019 Time 12:47:14PM

Rec Amt \$12.00 Aud Amt \$10.00 INDX

Rev Transfer Tax \$2,879.20 ANNO

Rev Stamp# 90 DOV# 91 SCAN

LISA SMITH, COUNTY RECORDER CHEK

MADISON COUNTY IOWA

WARRANTY DEED
(CORPORATE/BUSINESS ENTITY GRANTOR)
Recorder's Cover Sheet

\$1,800,000

Preparer Information: (name, address and phone number)

Michael J. Cunningham, 2830 100th Street, Suite 106, Urbandale, IA 50322; 515-278-4200

¹/₂ **Taxpayer Information:** (name and complete address)

1300 E Buchanan, LLC, 3901 NW Urbandale Drive, Urbandale, IA 50322

¹/₂ **Return Document To:** (name and complete address)

1300 E Buchanan, LLC, 3901 NW Urbandale Drive, Urbandale, IA 50322

Grantors:

Merchandising Frontiers, Inc.

Grantees:

1300 E Buchanan, LLC

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

Warranty Deed
(Corporate/Business Entity Grantor)

For the consideration of One Dollar and other valuable consideration, Merchandising Frontiers, Inc., a corporation organized and existing under the laws of Iowa, does hereby convey to 1300 E Buchanan, LLC, an Iowa limited liability company, the following described real estate in Madison County, Iowa:

Lot One (1) of Bellamy Addition to the City of Winterset, Plat No. 3, Madison County, Iowa, AND the East Half (1/2) of Lot Five (5) in Bellamy Addition to the City of Winterset, Plat No. 2, Madison County, Iowa



The Grantor hereby covenants with Grantee, 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: March 28, 2019

MERCHANDISING FRONTIERS, INC.

By

A handwritten signature in cursive script, appearing to read "Jerry Mayer", written over a horizontal line.

Jerry Mayer, President

STATE OF IOWA, COUNTY OF Madison

This record was acknowledged before me on March 28, 2019, by Jerry Mayer, as President of Merchandising Frontiers, Inc.

A handwritten signature in cursive script, appearing to read "Teresa A. Gambrell", written over a horizontal line.

Notary Public in and for the State of Iowa

