



Document 2019 1058

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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA



\$95,000

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

21856502

Preparer Information: (Name, address and phone number)

Mark L. Smith,
Post Office Box 230, Winterset, IA 50273
Phone: (515) 462-3731

Taxpayer Information: (Name and complete address)

Raymond Calkins and Jennifer Calkins, 712 North 2nd Avenue, Winterset, IA 50273

Return Document To: (Name and complete address)

Homefront Real Estate, 57 East Jefferson, Winterset, IA 50273

Grantors:

H & H Properties, L.L.C.

Grantees:

Raymond Calkins and Jennifer Calkins

Legal description:

Document or instrument number of previously recorded documents:



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

For the consideration of -----\$95,000.00----- Dollar(s) and other valuable consideration, H & H Properties, L.L.C., a(n) Limited Liability Company organized and existing under the laws of Iowa does hereby Convey to Raymond Calkins and Jennifer Calkins, as joint tenants with full rights of survivorship and not as tenants in common,

the following described real estate in Madison County, Iowa:
The North Half (N 1/2) of Lots Seven (7) and Eight (8) in Block Eighteen (18) of Pitzer & Knight's Addition to 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 4-3-19.

H & H Properties, L.L.C., a(n) Limited Liability Company

By [Signature]
David Handsaker, Member-Manager

By _____

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on April 3, 2019, by David Handsaker

as Member-Manager
of H & H Properties, L.L.C.



[Signature]
Signature of Notary Public