



Document 2019 1065

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Rec Amt \$7.00 Aud Amt \$5.00

Rev Transfer Tax \$237.60

Rev Stamp# 107 DOV# 107

INDX

ANNO

SCAN

LISA SMITH, COUNTY RECORDER

CHEK

MADISON COUNTY IOWA

\$ 149,000

Preparer: Jason R. Sandegren, 4201 Westown Pkwy - Ste 250, W. Des Moines, IA 50266 (515) 283-1801 (3605RSS)

Return To: MasCar, LLC, 1288 Cottonwood Avenue, Dexter, Iowa 50070

Taxpayer Information: MasCar, LLC, 1288 Cottonwood Avenue, Dexter, Iowa 50070

MDK 56949

WARRANTY DEED

For the consideration of One (\$1.00) Dollar and other valuable consideration, Ryan E. Burger and Erica A. Burger, a married couple, do hereby Convey to MasCar, LLC, the following described real estate in Madison County, Iowa:

Parcel "A" located in the Southwest Quarter (1/4) of the Southwest Quarter (1/4) of Section Sixteen (16), Township Seventy-seven (77) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, containing 17.94 acres, as shown in Plat of Survey filed in Book 3, Page 645 on November 21, 2000, in the Office of the Recorder of Madison County, Iowa, EXCEPT Parcel "F" located therein, containing 5.606 acres, as shown in Plat of Survey filed in Book 2019, Page 963 of April 3, 2019, in the Office of the Recorder of Madison County, Iowa;

Subject to all covenants, restrictions and easements of record.

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.

Dated: 4/12/19

[Signature of Ryan E. Burger]

Ryan E. Burger

[Signature of Erica A. Burger]

Erica A. Burger

STATE OF IOWA

COUNTY OF DALLAS

))ss:)

This record was acknowledged before me on 4/12/19, by Ryan E. Burger and Erica A. Burger, a married couple.

[Signature of Notary Public]

Notary Public in and for said State

