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2019 557 Type 03 001 Pages 1
Date 3/15/2019 Time 11:46:34AM
Rec Amt \$7.00 Aud Amt \$5.00
Rev Transfer Tax \$62.40
Rev Stamp# 71 DOV# 75

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

② ENJ

Return/Send tax statement to: William John Forester 2784 230th St. Earlville, IA 52041 305-519-7109
Preparer: Oak Tree Properties LLC by Jillian Klein PO Box 506, Le Mars, IA 51031 712-541-6899

CORPORATE WARRANTY DEED

For the consideration of One and no/100 Dollars and other valuable consideration Elm Grove Investments, Inc., a Corporation organized and existing under the laws of Iowa, does hereby Convey to William John Forester, a single person, as the following described real estate in Delaware County, Iowa:

Parcel A Part of Lot 3 and Part of Lot 4 of the Northeast Quarter (NE1/4) of the Northeast Quarter (NE1/4), Section Twelve (12), Township Eighty-Eight North (T88N), Range Four West (R4W) of the Fifth Principal Meridian, Delaware County, Iowa, according to plat recorded in Book 2004, Page 3604

The Company 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, and as masculine or feminine gender, according to the context.

Dated: 3-7, 2019.

Elm Grove Investments, Inc.

By [Signature]
Mike Klemme, President

STATE OF IOWA, COUNTY OF PLYMOUTH, ss:

This instrument was acknowledged before me on March 7, 2019, by Mike Klemme as President of Elm Grove Investments, Inc. to me known to be the identical person named in and who executed the foregoing instrument and acknowledged that he executed the same as his voluntary act and deed.

Jillian Klein
Notary Public

