

BK: 2021 PG: 447
Recorded: 2/4/2021 at 10:50:43.0 AM
Pages 2
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.32
Combined Fee: \$20.32
Revenue Tax: \$0.00
LISA SMITH RECORDER
Madison County, Iowa



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)

Peter J. Rolwes, 5015 Grand Ridge Drive, Suite 100, West Des Moines, IA 50265
Phone: (515) 223-4567

Taxpayer Information: (Name and complete address)

Mikayla Young and Madelyn Young, 407 W. Carpenter Street, St. Charles, IA 50240

Return Document To: (Name and complete address)

Mikayla Young and Madelyn Young, 407 W. Carpenter Street, St. Charles, IA 50240

Grantors:

Kwality Karpentry, Inc.

Grantees:

Mikayla Young
Madelyn Young

Legal description:

Document or instrument number of previously recorded documents:



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

For the consideration of One Dollar(s) and other valuable consideration, Kwality Karpentry, Inc., a(n) corporation organized and existing under the laws of Iowa does hereby Convey to Mikayla Young and Madelyn Young, as joint tenants with full rights of survivorship and not as tenants in common

the following described real estate in Madison County, Iowa:
Lot Twenty-five (25) of Kephart's Addition to St. Charles, Plat No. 2, a Subdivision in the City of St. Charles, Madison County, Iowa.

This deed is exempt according to Iowa Code 428A.2(21).

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.

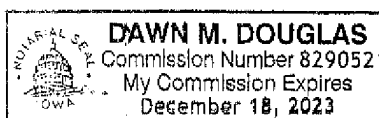
Dated on 2/3/2021

Kwality Karpentry, Inc., a(n) _____

By Mikayla Young
Mikayla Young, President

By _____

STATE OF IOWA, COUNTY OF POIK
This record was acknowledged before me on 2-3-2021, by Mikayla Young
as President
of Kwality Karpentry, Inc.



Dawn M. Douglas
Signature of Notary Public