



Document 2022 3240

Book 2022 Page 3240 Type 03 001 Pages 2
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Rec Amt \$12.00 Aud Amt \$5.00 INDX
Rev Transfer Tax \$215.20 ANNO
Rev Stamp# 425 DOV# 415 SCAN
LISA SMITH, COUNTY RECORDER CHEK
MADISON COUNTY IOWA

\$135,000⁰⁰

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

Preparer Information: Mark L. Smith, 101 1/2 W. Jefferson, Winterset, IA 50273, Phone:
515-462-3731

²/₃ **Taxpayer Information:** Doug E. Messerschmitt and Whitney A. Messerschmitt, 1503 W.
Washington Street, Winterset, IA 50273

Return Document To: Mark L. Smith, 101 1/2 W. Jefferson, Winterset, IA 50273

Grantors: Corkrean Homes II, Inc.

Grantees: Doug E. Messerschmitt and Whitney A. Messerschmitt

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED
(CORPORATE/BUSINESS ENTITY GRANTOR)

For the consideration of One Hundred Thirty-Five Thousand Dollar(s) and other valuable consideration, Corkrean Homes II, Inc., a corporation organized and existing under the laws of Iowa, does hereby Convey to Doug E. Messerschmitt and Whitney A. Messerschmitt, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Madison County, Iowa:

Lot Four (4) of Five Iron Farms, Plat 1, City of Winterset, Madison County, Iowa.

There is no known private burial site, well, solid waste disposal site, underground storage tank, hazardous waste, or private sewage disposal system on the property as described in Iowa Code Section 558.69, and therefore the transaction is exempt from the requirement to submit a groundwater hazard statement.

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: Nov 7, 2022.

Corkrean Homes II, Inc., an Iowa corporation

By Scott Stover
Scott Stover, President

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on November 7, 2022, by Scott Stover, as President, of Corkrean Homes II, Inc. a corporation.

Larry Corkrean
Signature of Notary Public

