



Document 2022 3250

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INDX
ANNO
SCAN

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

\$105,000

SPECIAL WARRANTY DEED
THE IOWA STATE BAR ASSOCIATION
Official Form No. 105
Recorder's Cover Sheet

p2202821
F10133496

Preparer Information:

Charles P. Augustine, BL000015141, Klatt Law Firm, P.C., 531 Commercial St., Ste. 250, Waterloo, IA 50701, Phone: (319) 232-3304

Taxpayer Information:

DBMB, LLC, 14314 Oakbrook Drive, Urbandak, IA 50323

Return Document To:

DBMB, LLC, 14314 Oakbrook Drive, urbandak, IA 50323

Grantors:

PennyMac Loan Services LLC

Grantees:

DBMB, LLC

Legal Description: See Page 2

TSC#224895

SPECIAL WARRANTY DEED

For the consideration of One and no/100----- Dollar(s) and other valuable consideration PennyMac Loan Services LLC, does hereby Convey to DBMB, LLC, the following described real estate in Madison County, Iowa:

**Lots 7, 8 and 9 in Block 5 of Academy Addition to the Town of Earlham, Madison County, Iowa.
More commonly known as 245 NW 2nd St., Earlham, IA 50072.**

Subject to easements, restrictions, covenants, ordinances and limited access provisions of record.



There IS NOT a 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.



There IS a 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 a groundwater hazard statement is being submitted herewith.

Grantor does Hereby Covenant with Grantees and successors in interest to Warrant and Defend the real estate against the lawful claims of all persons claiming by, through or under it, except as may be above stated, and none other.

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: 10/10/22



By: _____ as Kelly McFarland
of PennyMac Loan Services LLC Vice President, REO

STATE OF _____, COUNTY OF _____, ss:

This instrument was acknowledged before me on this ____ day of _____, 2022, by _____
as _____ of PennyMac Loan Services LLC.

See Attached

_____, Notary Public

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Ventura

On 10-10 2022 before me, Cynthia Hoff, Notary Public
(insert name and title of the officer)

personally appeared Kelly McFarland,
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged to me that he/she/they executed the same in
his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the
person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing
paragraph is true and correct.

WITNESS my hand and official seal.

Signature [Signature] (Seal)

