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DOV# 162

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

CHEK



WARRANTY DEED

THE IOWA STATE BAR ASSOCIATION

Official Form #101

Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

John E. Casper, 223 E. Court Avenue, P.O. Box 67, Winterset, IA 50273, Phone: (515) 462-4912

Taxpayer Information: (Name and complete address)

IB Trading, LLC, 321 N. 9th Street, Winterset, IA 50273

✓ **Return Document To:** (Name and complete address)

John E. Casper, 223 E. Court Avenue, P.O. Box 67, Winterset, IA 50273

Grantors:

City of Winterset, Iowa

Grantees:

IB Trading, LLC

Legal description: See Page 2

Document or instrument number of previously recorded documents: N/A



WARRANTY DEED

For the consideration of \$8,800.00 Dollar(s) and other valuable consideration,
City of Winterset, Iowa

IB Trading, LLC

do hereby Convey to

the
following described real estate in Madison County, Iowa:

Commencing 50 feet East of the Southwest corner of Wilson's Four Acre Lot in Winterset, Madison County, Iowa, and running thence North 178 feet, thence East 72 feet, thence South 178 feet, thence West 72 feet to the place of beginning, being otherwise known as the East 72 feet of the West 122 feet of the South 178 feet of Lot Four (4) of said Wilson's Four Acre Lot.

Exemption #6.

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.

City of Winterset, Iowa

Dated: May 22, 2012

James C. Olson
James C. Olson, Mayor (Grantor)

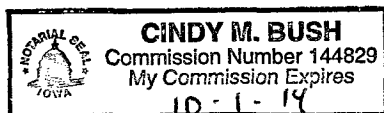
(Grantor)

Mark Nitchals
Mark Nitchals, City Administrator (Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF MADISON

This instrument was acknowledged before me on May 22, 2012, by James C. Olson
as the Mayor and Mark Nitchals as the City Administrator for the City of Winterset, Iowa.



Cindy M. Bush
, Notary Public