



Document 2016 1698

Book 2016 Page 1698 Type 03 001 Pages 1

Date 6/17/2016 Time 12:01:56PM

Rec Amt \$7.00 Aud Amt \$5.00

Rev Transfer Tax \$111.20

Rev Stamp# 218

INDX ✓
ANNO ✓
SCAN

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

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Official Form No. 101 - August 2013

Jason Springer

FOR THE LEGAL EFFECT OF THE USE OF
THIS FORM, CONSULT YOUR LAWYER

Return To: Jason Springer, 1200 Valley West Drive, Suite 208, West Des Moines, IA 50266

Preparer: Jason Springer, 1200 Valley West Drive, Suite 208, West Des Moines, IA 50266. Phone: (515) 255-4500

Taxpayer: Iowa House Fixers, LLC 20299 352nd Place, Earlham, IA 50072



\$710,000

F1024451

WARRANTY DEED

For the consideration of one Dollar(s) and other valuable consideration,
David B. Johnson and Patricia S. Johnson fka Patricia S. Carroll, husband and wife,

do hereby

Convey to Iowa House Fixers, LLC

the

following described real estate in Madison County, Iowa:
Lots Seven (7) and Eight (8), in Block Six (6) of Nicholson's Addition to the Town of Earlham,
Madison County, Iowa.



In fulfillment of Real Estate Contract dated February 9, 2013 and filed February 11, 2013 in Book 2013
and Page 443

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.

Dated: 6/17/16

David B. Johnson

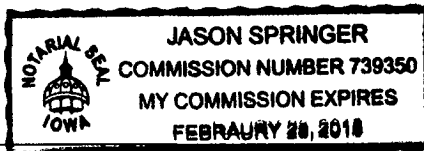
(Grantor)

Patricia S. Johnson

(Grantor)

STATE OF Iowa, COUNTY OF Polk

This record was acknowledged before me this 7 day of June, 2016 by David B. Johnson and Patricia S. Johnson fka Patricia S. Carroll, husband and wife,



[Signature]
Signature of Notary Public

(This form of acknowledgment for individual grantor(s) only)