



Document 2017 2269

Book 2017 Page 2269 Type 03 001 Pages 2

Date 7/24/2017 Time 2:27:19PM

Rec Amt \$12.00 Aud Amt \$5.00

INDX ✓

Rev Transfer Tax \$1,048.00

ANNO

Rev Stamp# 312 DOV# 317

SCAN

LISA SMITH, COUNTY RECORDER

CHEK

MADISON COUNTY IOWA

¥ 655,200.⁰⁰



WARRANTY DEED
THE IOWA STATE BAR ASSOCIATION
Official Form No. 101
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Samantha J. Gronewald, 6601 Westown Pkwy STE 200, West Des Moines, IA 50266,
Phone: (515) 244-3500

Taxpayer Information: (Name and complete address)

Kading, Inc., 1491 Jordan Avenue, Casey, Iowa 50048

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

Samantha J. Gronewald, 6601 Westown Pkwy STE 200, West Des Moines, IA 50266

Grantors:

Guy Linville
Deborah S. Linville

Grantees:

Kading, Inc.

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED

For the consideration of One Dollar(s)
and other valuable consideration, Guy Linville and Deborah S. Linville, husband and wife
Kading, Inc. do hereby Convey to

the following described real estate in
Madison County, Iowa: The Northwest Quarter (1/4) of the Southeast Quarter (1/4) and
the West Half (1/2) of the Northeast Quarter (1/4) of Section Thirty-one (31), Township
Seventy-seven (77) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa,
EXCEPT Parcel "A" located in the Northwest Quarter (1/4) of the Northeast Quarter (1/4) of said
Section Thirty-one (31), containing 3.000 Acres, as shown in Plat of Survey filed in Farm Plat Book
3, Page 101 on August 29, 1997, in the Office of the Recorder of Madison County, Iowa

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 on _____
Guy Linville
Guy Linville (Grantor) (Grantor)

Deborah S. Linville
Deborah S. Linville (Grantor) (Grantor)

STATE OF OHIO, COUNTY OF CLINTON
This record was acknowledged before me on July 17, 2017, by Guy Linville and
Deborah S. Linville



LORI J. CROSS
Notary Public, State of Ohio
Recorded in Clinton County
My Commission Expires June 29, 2019

Lori J. Cross
Signature of Notary Public