



BK: 2018 PG: 1403
Recorded: 5/4/2018 at 2:42:53.0 PM
Fee Amount: \$17.00
Revenue Tax: \$87.20
LISA SMITH RECORDER
Madison County, Iowa



WARRANTY DEED
(CORPORATE/BUSINESS ENTITY GRANTOR)
THE IOWA STATE BAR ASSOCIATION
Official Form No. 335
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Samuel H. Braland, 115 E. First Street, P.O. Box 370, Earlham, Iowa 50072 (515) 758-2267

Taxpayer Information: (Name and complete address)

335 NW 2ND ST LLC

c/o Jennifer Hartman

20299 - 352nd Place

Earlham, Iowa 50072

Return Document To: (Name and complete address)

Samuel H. Braland

P.O. Box 370

Earlham, Iowa 50072

Grantors:

Iowa House Fixers, LLC

Grantees:

335 NW 2ND ST LLC

Legal description:

Document or instrument number of previously recorded documents:



**WARRANTY DEED
(CORPORATE/BUSINESS ENTITY GRANTOR)**

For the consideration of \$55,000.00 and no/100ths----- Dollar(s) and other
valuable consideration, IOWA HOUSE FIXERS, LLC,
a(n) limited liability company organized and existing under
the laws of Iowa does hereby Convey to 335 NW 2ND ST LLC

the following described real estate in Madison County, Iowa:

Lot Five (5) and the East 25 feet of the North 20 feet of Lot Four (4), all in Block Four (4) of Academy Addition, Town of Earlham, Madison County, Iowa.

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 on May 4, 2018.

IOWA HOUSE FIXERS, LLC, a(n) Iowa limited liability company

By Jennifer Hartman
Jennifer Hartman

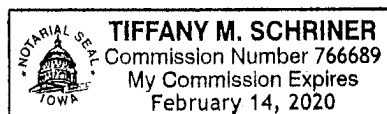
By _____

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on May 4, 2018, by Jennifer Hartman

as Member

of Iowa House Fixers, LLC



TMSchriner
Signature of Notary Public