



BK: 2019 PG: 2007
Recorded: 7/3/2019 at 3:26:37.0 PM
Pages 2
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$7.33
Combined Fee: \$24.33
Revenue Tax: \$215.20
LISA SMITH RECORDER
Madison County, Iowa



WARRANTY DEED
(CORPORATE GRANTOR)
THE IOWA STATE BAR ASSOCIATION
Official Form No. 104
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)
Brett T. Osborn, 974 73rd Street, Suite 16, West Des Moines, Iowa 50265.
Phone: 515-223-6000

Taxpayer Information: (Name and complete address)
Behr Construction Homes, LLC, 24964 288th Trail, Adel, Iowa 50003

Return Document To: (Name and complete address)
Brett T. Osborn, 974 73rd Street, Suite 16, West Des Moines, Iowa 50265.

Grantors:
Covey Ridge Capital, LLC

Grantees:
Behr Construction Homes, LLC

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED
(CORPORATE GRANTOR)

For the consideration of One Dollar(s) and other valuable consideration, Covey Ridge Capital, LLC, an Iowa limited liability company a corporation organized and existing under the laws of Iowa

does hereby Convey to Behr Construction Homes, LLC, an Iowa limited liability company

the following described real estate in Madison County, Iowa: A parcel of land located in the Northwest Quarter (1/4) of the Southwest Quarter (1/4) of Section Ten (10), Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, containing 6.450 acres as shown in Plat of Survey filed in Book 2, Page 337 on September 21, 1992, in the Office of the Recorder of Madison County, Iowa.

Locally known as: 1146 Prairieview Avenue, Van Meter, Iowa 50261.

Subject to easements, restrictions and encumbrances of record.

The Corporation 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 Warranty 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 7/3/19

Covey Ridge Capital, LLC, a(n) an Iowa limited liability company

By John Brummett III, Manager

By

STATE OF IOWA, COUNTY OF Dallas

This record was acknowledged before me on, by John Brummett III as Manager of Covey Ridge Capital, LLC

Signature of Notary Public

