

FILED FOR RECORD  
POLK COUNTY, IOWA

01 NOV 19 P 12:03.0

TIMOTHY J. BRIEN  
RECORDER

INST # 048073  
RECORDING FEE 600  
AUDITOR FEE 500

Prepared by Marcus F. Abels, 699 Walnut Street, Suite 1500, Des Moines, Iowa 50309-3943, 515-288-5000

Address Tax Statements: Falcon Ridge Townhome Association, 1144 8<sup>th</sup> Street SE, Altoona, IA 50009

RETURN TO:

WHEN RECORDED RETURN TO: Marcus F. Abels, 699 Walnut St., Ste 1500, Des Moines, IA 50309-3943

WARRANTY DEED

For the consideration of One (1) Dollar and other valuable consideration, Stubbs Investments, L.C., an Iowa Limited Liability Company, do hereby Convey to Falcon Ridge Townhome Association, the following described real estate in Polk County, Iowa:

Outlots W, X, Y, Z, XX and YY in Falcon Ridge Plat 5, an Official Plat, now included in and forming a part of the City of Altoona, Polk County, Iowa, subject to easements and restrictions of record

Exemption 20. Consideration less than \$500.00

The Limited Liability Company 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.

STUBBS INVESTMENTS, L.C.

Dated: Nov. 13, 2001

By Sharon Stubbs  
Sharon Stubbs, Manager and Secretary

STATE OF IOWA, COUNTY OF POLK, ss:

On this 13 day of November, 2001, before me, a Notary Public in and for the said State, personally appeared Sharon Stubbs, to me personally known, who being by me duly sworn did say that person is Manager and Secretary of said limited liability company, that said instrument was signed on behalf of the said limited liability company by authority of its managers and the said Sharon Stubbs acknowledged the execution of said instrument to be the voluntary act and deed of said limited liability company by it voluntarily executed.

Entered upon transfer books and for taxation this 20 day of NOV 2001. My fee \$ 5.00 collected by recorder.  
MICHAEL A. MAURO  
Auditor

Timothy Vanderploeg  
NOTARY PUBLIC IN AND FOR SAID STATE

TIMOTHY VANDERPLOEG  
MY COMMISSION EXPIRES  
5-28-03

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