

**Recorded: 3/6/2017 at 9:02:44.877 AM**  
**Fee Amount: \$22.00**  
**Revenue Tax: \$0.00**  
**Polk County, Iowa**  
**Julie M. Haggerty RECORDER**  
**Number: 201600073960**  
**BK: 16394 PG: 934**

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Prepared by & Return to: Courtney I. Schultz, Hogan Law Office, 3101 Ingersoll Ave., Suite 103, Des Moines, IA 50312 (515) 279-9059  
Address Tax Statements: Wayside Acres, LLC, 2540 73rd Street, Urbandale, IA 50322

**WARRANTY DEED**

For the consideration of One Dollar(s) (\$1.00) and other valuable consideration,

**COMMERCIAL PROPERTY INVESTMENTS I, LLC, an Iowa limited liability company,**  
**and**  
**COMMERCIAL PROPERTY INVESTMENTS II, LLC, an Iowa limited liability company,**

do hereby convey to

**WAYSIDE ACRES, LLC, an Iowa limited liability company,**

the following described real estate in Polk County, Iowa:

Lots 38, 39 and the East 212 feet of Lot 37 in Wayside Acres, an Official Plat in the City of Altoona, Polk County, Iowa.

**Exempt from transfer tax and the requirement of filing a Declaration of Value Statement pursuant to Iowa Code § 428A.2(21) (consideration less than \$500.00).**

Grantors do hereby covenant with Grantee and successors in interest, that Grantors hold the real estate by title in fee simple; that Grantors 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.

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: March 1, 2017.

**COMMERCIAL PROPERTY INVESTMENTS I, LLC, an Iowa limited liability company**

By: \_\_\_\_\_  
Andre J. Ekis, Manager

**COMMERCIAL PROPERTY INVESTMENTS II, LLC, an Iowa limited liability company**

By:   
Nicole Lester-Ekis, Manager

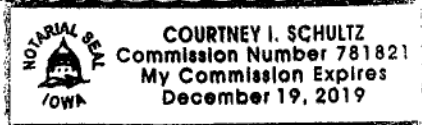
**STATE OF IOWA, COUNTY OF POLK:**

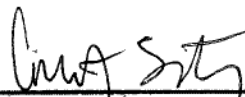
This record was acknowledged before me on \_\_\_\_\_, 2017, by Andre J. Ekis as Manager of Commercial Property Investments I, LLC.

By: \_\_\_\_\_  
Notary Public

**STATE OF IOWA, COUNTY OF POLK:**

This record was acknowledged before me on March 1, 2017, by Nicole Lester-Ekis as Manager of Commercial Property Investments II, LLC.



By:   
Notary Public

Dated: March 1, 2017.

**COMMERCIAL PROPERTY INVESTMENTS I, LLC**, an Iowa limited liability company

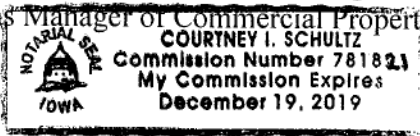
By: [Signature]  
Andre J. Ekis, Manager

**COMMERCIAL PROPERTY INVESTMENTS II, LLC**, an Iowa limited liability company

By: \_\_\_\_\_  
Nicole Lester-Ekis, Manager

STATE OF IOWA, COUNTY OF POLK:

This record was acknowledged before me on March 1, 2017, by Andre J. Ekis as Manager of Commercial Property Investments I, LLC.



By: [Signature]  
Notary Public

STATE OF IOWA, COUNTY OF POLK:

This record was acknowledged before me on \_\_\_\_\_, 2017, by Nicole Lester-Ekis as Manager of Commercial Property Investments II, LLC.

By: \_\_\_\_\_  
Notary Public