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Tx:4049158

2015-06959

RECORDER MARK BRANDENBURG
POTTAWATTAMIE COUNTY, IAFILE TIME: 06/05/2015 1:58:01 PM
REC: 10.00AUD: 5.00T TAX: 215.20

RMA: 1.00ECM: 1.00

R. FEE \$ 10⁰⁰ RMA \$ 1⁰⁰
A. FEE \$ 5⁰⁰ ECOM \$ 1⁰⁰
T. TAX \$ 215.20Preparer: Joe Fahey Midwest Research 501 So. Main St., #2A, Council Bluffs, IA 51503 712-328-1900
Individual Name Street Address City PhoneSPACE ABOVE THIS LINE
FOR RECORDER* Address Tax Statement: NeighborWorks Home Solutions 500 Willow Ave, Council Bluffs, IA 51503**WARRANTY DEED**
(LLC Grantor)For the consideration of One Dollar and No Cents (\$1.00) and other valuable consideration, Prop LLC,
GRANTOR does hereby convey to:

New Community Development Corporation dba NeighborWorks Home Solutions, GRANTEE,

the following-described real estate in Pottawattamie, County, Iowa:

SEE EXHIBIT "A" ATTACHED HERETO

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: 28th day of May, 2015

Prop LLC

Prop LLC

By: Kevin Culjat, Authorized Agent

By: Bonnie Culjat, Authorized Agent

State of Iowa
County of PottawattamieOn this 28th day of May, 2015, before me, the undersigned, a Notary Public in and for said State, personally appeared Kevin Culjat and Bonnie Culjat on behalf of Prop LLC, to me to be the identical persons named in and who executed the foregoing instrument and acknowledged that they executed the same as their voluntary act and deed.

Notary Public

My Commission Expires: 06/21/2017

EXHIBIT "A"
LEGAL DESCRIPTION

Parcel "A"

Part of Lot 6 and part of the West 58 feet of Lot 7, Block 5, Bayliss Second Addition, City of Council Bluffs, Pottawattamie County, Iowa, described as follows:

Beginning at the Southwest corner of Lot 6 of said Block 5; thence North 00°00'00" East (Assumed Bearing) along the West line of said Lot 6 a distance of 57.16 feet; thence South 89°48'53" East a distance of 123.02 feet to the East line of the West 58 feet of said Lot 7; thence South 00°08'29" West along said East line a distance of 57.32 feet to the South line of said Lot 7; thence North 89°44'29" West along the South line of the West 58 feet said Lot 7 and the South line of said Lot 6 a distance of 122.88 feet to the point of beginning.

Parcel "B"

Part of Lot 6 and the part of the West 58 feet of Lot 7, Block 5, Bayliss Second Addition, City of Council Bluffs, Pottawattamie County, Iowa, described as follows:

Commencing at the Southwest Corner of Lot 6 of said Block 5; thence North 00°00'00" East (Assumed Bearing) along the West side of said Lot 6 a distance of 57.16 feet to the point of beginning; thence continuing North 00°00'00" East along said West line a distance of 72.80 feet to the Northwest Corner of said Lot 6; thence South 89°34'05" East along the North line of said Lot 6 and the North line of the West 58 feet of said Lot 7 a distance of 123.20 feet; thence South 00°08'29" West along the East line of the West 58 feet of said lot 7 a distance of 72.27 feet; thence North 89°48'53" West a distance of 123.02 feet to the point of beginning.