DECLARATION FILED

Recorded: 10/7/2024 at 8:55:27.0 AM
County Recording Fee: $17.00
Iowa E-Filing Fee: $3.00
Combined Fee: $20.00
Revenue Tax: $13.60
Polk County, Iowa
Julie M. Haggerty RECORDER
Number: 202400051792
BK: 19932 PG: 637

WARRANTY DEED

Prepared by: Aaron Hubbard, Hubbard Law Firm, P.C., 2900 100th Street, Suite 209, Urbandale, IA 50322; Phone: (515) 222-1700
Send Tax Statements and return document to: C-Build LLC, 8500 Franklin Avenue, Clive, IA 50325
Grantor/Affiant: Aaron M. Rodriguez
Grantee: C-Build LLC

For the consideration of One Dollar(s) and other valuable consideration, Aaron M. Rodriguez, a single person, do(es) hereby Convey to C-Build LLC, a limited liability company, the following described real estate:

Lot 38 in Woods Park, an Official Plat, now included in and forming a part of the City of Des Moines, Polk County, Iowa.

There is no known private burial site, well, solid waste disposal site, underground storage tank, hazardous waste, or private sewage disposal system on the property as described in Iowa Code section 558.69, and therefore the transaction is exempt from the requirement to submit a groundwater hazard statement.

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.

[Signatures and Acknowledgement on Page 2]

Aaron M. Rodriguez 10-4-24
Aaron M. Rodriguez (DATE)

STATE OF IOWA, COUNTY OF Pow

This record was acknowledged before me this 4 day of OCTOBER, 2024, by Aaron M. Rodriguez.

WILLIAM E. SCHULDT
Commission Number 843360
My Commission Expires
October 25, 2025

William E Schuldt
Signature of Notary Public