



Document 2020 2789

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Date 8/03/2020 Time 9:20:30AM
Rec Amt \$12.00 Aud Amt \$10.00

INDX
ANNO
SCAN
CHEK

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA



QUIT CLAIM DEED

Return to: G. Stephen Walters, 101 1/2 W. Jefferson, PO Box 230, Winterset, Iowa 50273
Taxpayer: Stephen H. Foust, 2999 St. Charles Road, St. Charles, IA 50240
Preparer: G. Stephen Walters, 101 1/2 W. Jefferson, PO Box 230, Winterset, Iowa 50273,
Phone: (515) 462-3731

For the consideration of _____ \$0 _____ Dollar(s) and other valuable consideration, Dixie Anderson, an unmarried person _____ do hereby
Quit Claim to Stephen H. Foust, a/k/a Stephen Howard Foust _____
_____ all our right, title, interest, estate, claim and demand in the following described real estate in Madison County, Iowa:
See 1 in Addendum

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.

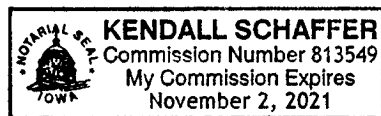
Dated: 7-30-2020

Dixie Anderson _____ (Grantor) _____ (Grantor)

(Grantor) _____ (Grantor)

(Grantor) _____ (Grantor)

STATE OF IOWA, COUNTY OF MADISON
This record was acknowledged before me on July 30, 2020, by Dixie Anderson



Kendall Schaffer
Signature of Notary Public

Addendum

1. This deed is exempt according to Iowa Code 428A.2(16). A tract of land located in the Northeast Quarter ($\frac{1}{4}$) of the Northeast Quarter ($\frac{1}{4}$) of Section Twenty (20), and in the Southeast Quarter ($\frac{1}{4}$) of the Southeast Quarter ($\frac{1}{4}$) of Section Seventeen (17), ALL in Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, containing 14.155 acres, more or less, as shown in Plat of Survey filed in Farm Plat Book 1, Page 162, on June 5, 1981, in the Office of the Recorder of Madison County, Iowa.

This Quit Claim Deed is given pursuant to and in fulfillment of the parties' Decree of Dissolution of Marriage and Order Approving and Adopting the Stipulation and Agreement, which Stipulation and Agreement is incorporated therein, all e-filed on June 23, 2020, in the Dissolution of Marriage of Dixie Anderson v. Stephen H. Foust, Dallas County Case No. CDCD010075.