

BK: 2021 PG: 2230  
Recorded: 6/1/2021 at 11:02:46.0 AM  
Pages 3  
County Recording Fee: \$22.00  
Iowa E-Filing Fee: \$3.00  
Combined Fee: \$25.00  
Revenue Tax: \$0.00  
LISA SMITH RECORDER  
Madison County, Iowa

**Record and Return To:**

Amrock LLC  
662 Woodward Avenue  
Detroit, MI 48226

**Prepared by:**

Dean Hoag, Esq.  
7362 West 162nd Terrace  
Overland Park, KS 66085  
402-326-9130  
Iowa Bar ID: 5540

Order No.: 69122267  
2653846

**QUITCLAIM DEED**

*Exempt from transfer tax pursuant to Iowa Code 428A.2(16).*

For the consideration of One and No/100 Dollar (\$1.00), **PHILLIP ZACHARIAS** and **STACY MCDONALD f/k/a STACY ZACHARIAS**, as joint tenants with full rights of survivorship and not as tenants in common, whose address is 1110 South 9th Avenue, Winterset, IA 50273, Grantor, hereby quitclaims to **PHILLIP ZACHARIAS**, an unmarried man, whose address is 1110 South 9th Avenue, Winterset, IA 50273, Grantee, all the interest in the following tract of real estate located in Madison County, Iowa:

Lot Eleven (11) of Nelson Acres Plat 4, an Addition to the City of Winterset, Madison County, Iowa.

Subject to easements, restrictions, reservations, covenants, and conditions of record.

Page 1 of 3



PCL

3461344120DQTC10020103

Parcel ID Number: 835008500110000

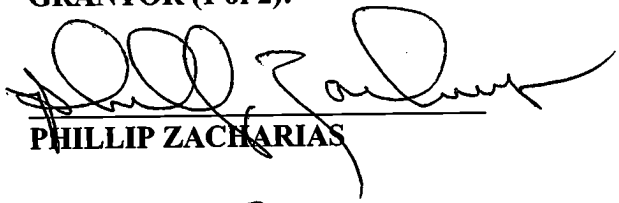
Commonly known as: 1110 South 9th Avenue, Winterset, IA 50273

Transfer pursuant to decree of dissolution and order approving stipulation and agreement in Madison County, Iowa, under Case Number CDDM006600.

In all references herein to any parties, persons, entities or corporations, the use of any particular gender or the plural or singular number is intended to include the appropriate gender or number as the text of the within instrument may require.

Dated this 19<sup>th</sup> day of April, 2021.

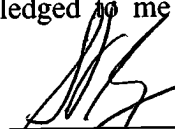
GRANTOR (1 of 2):

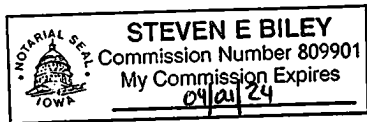
  
PHILLIP ZACHARIAS

STATE OF Iowa

COUNTY OF Madison

On this 19 day of April, 2021, before me, Notary Public, personally appeared **PHILLIP ZACHARIAS**, who acknowledged to me his/her/their execution of the foregoing instrument.

  
Notary Public  
Madison County, Iowa  
My commission expires: 04/04/24



Attached to and becoming a part of Deed between PHILLIP ZACHARIAS and STACY MCDONALD f/k/a STACY ZACHARIAS, as Grantors, and PHILLIP ZACHARIAS, an unmarried man, as Grantee.

Dated this 12 day of January, 2021.

GRANTOR (2 of 2):

Stacy McDonald  
STACY MCDONALD  
f/k/a STACY ZACHARIAS

STATE OF Iowa

COUNTY OF Dallas

On this 12 day of January, 2021, before me, Notary Public, personally appeared STACY MCDONALD f/k/a STACY ZACHARIAS, who acknowledged to me his/her/their execution of the foregoing instrument.



Melissa Mary Landon  
Notary Public  
Dallas County, Iowa  
My commission expires: 2-7-2023

