

BK: 2022 PG: 2208
Recorded: 7/26/2022 at 9:20:55.0 AM
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County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$145.60
LISA SMITH RECORDER
Madison County, Iowa

Preparer: Joseph W. Coppola III, 4201 Westown Pkwy - Ste 250, W. Des Moines, IA 50266 (515) 283-1801 (8167ESP)

Return To: Mason Woosley, 531 Long St., Patterson, IA 50218

Taxpayer Information: Mason Woosley, 531 Long St., Patterson, IA 50218

WARRANTY DEED

For the consideration of One (\$1.00) Dollar and other valuable consideration, **Grant W. Cupp and Kaitlin E. Cupp f/k/a Kaitlin E. Anderson, a married couple**, do hereby Convey to **Mason Woosley, a single person**, in the following described real estate:

Lot Seven (7) in Block Six (6) of the Original Town of Patterson, Madison County, Iowa.

Subject to all covenants, restrictions and easements of record.

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.

