

BK: 2022 PG: 2262  
Recorded: 8/1/2022 at 9:53:04.0 AM  
Pages 3  
County Recording Fee: \$27.00  
Iowa E-Filing Fee: \$3.00  
Combined Fee: \$30.00  
Revenue Tax: \$0.00  
LISA SMITH RECORDER  
Madison County, Iowa

**Return To:** Matthew Bollman, 1415 28th St STE 160, West Des Moines, IA 50266  
**Taxpayer:** Gary A Vetter and Dawn R Vetter, 2396 Willow Bend Ct, St. Charles, IA 50240  
**Preparer:** Matthew Bollman, 1415 28th St STE 160, West Des Moines, IA 50266, Phone: (515) 727-0986



### QUIT CLAIM DEED


For the consideration of One Dollar(s) and other valuable consideration, Gary A. Vetter and Dawn R. Vetter, a married couple, do hereby Quit Claim to Gary A Vetter and Dawn R Vetter, Trustees of the Gary A Vetter Revocable Trust dated July 28, 2022, and any amendments thereto, an undivided 1/2 interest, and to Dawn R Vetter and Gary A Vetter, Trustees of the Dawn R Vetter Revocable Trust dated July 28, 2022, and any amendments thereto, an undivided 1/2 interest, all our right, title, interest, estate, claim and demand in the following described real estate in Madison County, Iowa:

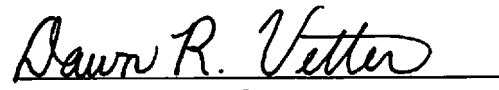
See attached Addendum A.

**This deed is exempt according to Iowa Code 428A.2(21).**

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.

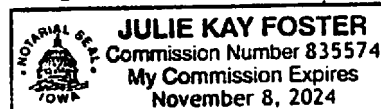
Dated July 28, 2022.

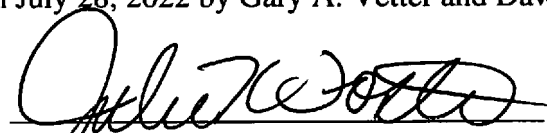
  
\_\_\_\_\_  
Gary A. Vetter, Grantor

  
\_\_\_\_\_  
Dawn R. Vetter, Grantor

STATE OF IOWA, COUNTY OF POLK

This record was acknowledged before me on July 28, 2022 by Gary A. Vetter and Dawn R. Vetter, a married couple.



  
\_\_\_\_\_  
Signature of Notary Public

## ADDENDUM A

PARCEL "B" - A part of the South 30 acres of the Southwest Quarter of the Southeast Quarter (SW ¼ SE ¼) of Section Eleven (11), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, described as follows:

Commencing at the South ¼ corner of said Section Eleven (11); thence North 84°46'04" East a distance of 19.61 ft. to a point on the present county road centerline said point being the point of beginning; thence with a curve turning to the right with an arc length of 212.54 ft., with a radius of 477.47 ft., with a chord bearing of North 23°35'21" East, with a chord length of 210.79 ft., thence North 36°20'29" East a distance of 151.78 ft.; thence with a curve turning to the left with an arc length of 117.93 ft., with a radius of 1432.40 ft., with a chord bearing of North 33°58'58" East, with a chord length of 117.90 ft. to the Point of Beginning; thence with a curve turning to the left with an arc length of 112.05 ft., with a radius of 1432.40 ft., with a chord bearing of North 29°23'00" East, with a chord length of 112.02 ft., thence North 27°08'33" East a distance of 134.67 ft.; thence with a curve turning to the left with an arc length of 221.31 ft., with a radius of 520.87 ft., with a chord bearing of North 14°58'13" East, with a chord length of 219.65 ft., thence North 02°47'54" East a distance of 172.14 ft., thence North 84°12'48" East a distance of 887.88 ft. to an iron pin; thence South 00°44'49" West a distance of 986.04 ft. to an iron pin; thence South 84°46'04" West a distance of 1317.26 ft. to the Point of Beginning, containing 23.34 acres of land including 0.85 acres of county road right of way.

AND

A 30 ft. wide private drive easement for ingress and egress lying over and across a part of said Southwest Quarter of the Southeast Quarter (SW ¼ SE ¼) in said Section Eleven (11), and also a part of the Northwest Quarter of the Northeast Quarter (NW ¼ NE ¼) of Section Fourteen (14) all in Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, described as follows: Beginning at the South ¼ corner of said Section Eleven (11); thence South 00°31'16" East, along the West line of said Northwest Quarter of the Northeast Quarter (NW ¼ NE ¼) of Section Fourteen (14), a distance of 562.58 ft. to the Point of Beginning; thence South 78°15'51" East, a distance of 14.19 ft.; thence North 37°14'40" East, a distance of 145.55 ft.; thence North 31°57'41" East, a distance of 235.20 ft.; thence North 21°46'48" East, a distance of 319.46 ft.; thence North 30°05'49" East, a distance of 376.41 ft.; thence North 27°53'43" East, a distance of 84.88 ft. to a Point of Terminus.

EXCEPT

Parcel "Z" being a part of Parcel "B" in the Southwest Quarter of the Southeast Quarter (SW 1/4 SE 1/4) of Section Eleven (11), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, being more fully described as follows: Beginning at a point that is North 84°46'20" East a distance of 19.62' from the South Quarter corner of said Section Eleven (11); thence Northeasterly, along the present centerline of a county road, the following three courses: thence along a 415.48 radius curve, concave Southeasterly, an arc length of 209.13' whose chord bears N 22°50'10" East a distance of 206.93'; thence North 37°15'19" East a distance of 166.63'; thence along a 1005.42' radius curve, concave

Northwesterly, an arc length of 107.50' whose chord bears thence North 33°43'59" East a distance of 107.50'; thence South 42°05'46" East a distance of 284.74'; thence North 84°46'18" East a distance of 110.20'; thence South 00°00'00" East a distance of 161.90'; thence South 84°46'20" West a distance of 543.74' to the point of beginning. Containing 2.87 acres including 0.35 acres of county road right of way easement.

**AND EXCEPT**

An easement beginning at the South Quarter corner of Said Section Eleven (11); thence South 00°31'16" East, along the West line of said Northwest Quarter of the Northeast Quarter (NW 1/4 NE 1/4) of Section Fourteen (14), a distance of 68.17' to the Point of Beginning; thence North 53°43'40" East, a distance of 118.01'; thence North 65°20'30" East, a distance of 153.12'; thence North 72°06'09" East, a distance of 163.12' to a Point of Termination.

Subject to easements of record.