



Document 2022 2465

Book 2022 Page 2465 Type 03 001 Pages 2

Date 8/17/2022 Time 12:34:08PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$780.00

Rev Stamp# 318 DOV# 310

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

INDX

ANNO

SCAN

CHEK

\$488,000

WARRANTY DEED
Recorder's Cover Sheet

REG-130586

Preparer Information:

Samuel H. Braland, P.O. Box 370, Earlham, Iowa 50072 (515)758-2267

Taxpayer Information:

Steven T. Kaster
Shelley D. Kaster
565 N.W. 2nd Street
Earlham, Iowa 50072

Return Document To:

Samuel H. Braland
P.O. Box 370
Earlham, Iowa 50072

Grantors:

Roy W. Rice
Tami R. Rice

Grantees:

Steven T. Kaster
Shelley D. Kaster

Legal Description: See Page 2



WARRANTY DEED – JOINT TENANCY

For the consideration of \$488,000.00 and no/100ths----- Dollars and other valuable consideration, **ROY W. RICE and TAMI R. RICE husband and wife**, do hereby convey to: **STEVEN T. KASTER and SHELLEY D. KASTER, husband and wife, as joint tenants with full rights of survivorship, and not as tenants in common**, the following described real estate in Madison County, Iowa:

The South 137 feet of the West 116.82 feet of Lot Four (4), in Block Nine (9) of Wilson's Addition to the Town of Earlham, Madison 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.

Dated: August 2, 2022.

[Signature]

Roy W. Rice

[Signature]

Tami R. Rice

STATE OF IOWA, COUNTY OF MADISON: ss

This record was acknowledged before me on August 2, 2022 by Roy W. Rice and Tami R. Rice.



[Signature]

Notary Public