

BK: 2022 PG: 2840
Recorded: 9/28/2022 at 10:11:35.0 AM
Pages 2
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$0.00
LISA SMITH RECORDER
Madison County, Iowa

Return Document To: Stephanie L. Brick Drey, 6701 Westown Parkway, Suite 100, West Des Moines, IA 50266
Preparer Information: Stephanie L. Brick Drey, 6701 Westown Parkway, Suite 100, West Des Moines, IA 50266, (515) 274-1450
Address Tax Statement: Michael P. Mohan and Steffany L. Mohan, Co-Trustees, 1625 NW 120th Street, Clive, IA 50325

WARRANTY DEED

For the consideration of No Dollar(s) and other valuable consideration, Steffany L. Mohan and Michael P. Mohan, wife and husband ("Grantors"), do hereby convey to Steffany L. Mohan and Michael P. Mohan, Co-Trustees of The Steffany L. Mohan Revocable Trust UAD June 29, 2022 (collectively "Grantees") of the following described real estate in Madison County, Iowa:

The Southeast Quarter (1/4) of the Northwest Quarter (1/4), EXCEPT the North 30 acres thereof; AND the Northeast Quarter (1/4) of the Southwest Quarter (1/4), ALL in Section Thirteen (13), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa

AND

The Southwest Quarter (1/4) of the Northeast Quarter (1/4); AND the Northwest Quarter (1/4) of the Southeast Quarter (1/4), ALL in Section Thirteen (13), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa.

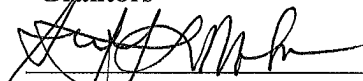
EXEMPT TRANSACTION - NO CONSIDERATION. This deed is exempt according to Iowa Code 428A.2(21).

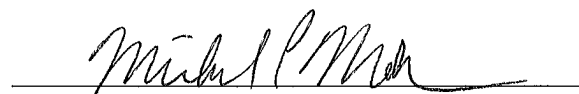
Grantors do hereby covenant with Grantees, and successors in interest, that Grantors hold the real estate by title in fee simple; that they have good and lawful authority to sell and convey the real estate; that the real estate is free and clear of all liens and encumbrances except as may be above stated; 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: 8-17-_____, 2022.

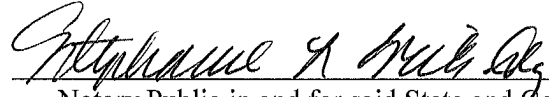
"Grantors"


By: Steffany L. Mohan


By: Michael P. Mohan

STATE OF IOWA, COUNTY OF DALLAS:

This record was acknowledged before me on August 17th, 2022, by Steffany L. Mohan and Michael P. Mohan, wife and husband.



Notary Public in and for said State and County

