

**\$610,000.00**

BK: 2023 PG: 1177  
Recorded: 5/26/2023 at 3:14:29.0 PM  
Pages 2  
County Recording Fee: \$22.00  
Iowa E-Filing Fee: \$3.00  
Combined Fee: \$25.00  
Revenue Tax: \$975.20  
BRANDY L. MACUMBER, RECORDER  
Madison County, Iowa

**WARRANTY DEED  
Recorder's Cover Sheet**

**Preparer Information:** Mark L. Smith, 101 1/2 W. Jefferson, Winterset, IA 50273, Phone:  
515-462-3731

**Taxpayer Information:** Gary Harshbarger and Daina Harshbarger, 1789 Maple Court,  
Winterset, IA 50273

**Return Document To:** Mark L. Smith, 101 1/2 W. Jefferson, Winterset, IA 50273

**Grantors:** Bethany Kinahan as trustee of Dale G. Wulf Revocable Trust

**Grantees:** Gary Harshbarger and Daina Harshbarger

**Legal Description:** See Page 2

**Document or instrument number of previously recorded documents:**



WARRANTY DEED

For the consideration of Six Hundred Ten Thousand Dollar(s) and other valuable consideration, Bethany Kinahan, Trustee of Dale G. Wulf Revocable Trust, does hereby Convey to Gary Harshbarger and Daina Harshbarger, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Madison County, Iowa:

Lots Five (5) and Six (6) of Covered Bridge Estates, located in the Southeast Quarter (1/4) of the Southeast Quarter (1/4) of Section Twelve (12), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, and in the Northeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Thirteen (13), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M. Madison County, Iowa.

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.

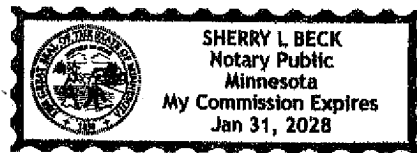
Dated: May 24, 2023

Dale G. Wulf Revocable Trust

By BMK, Trustee  
Bethany Kinahan, as Trustee

<sup>MN</sup>  
STATE OF ~~IOWA~~, COUNTY OF Hennepin

This record was acknowledged before me on May 24, 2023, by Bethany Kinahan, Trustee of the above-entitled trust.



Sherry L. Beck  
Signature of Notary Public