

BK: 2023 PG: 1219  
Recorded: 6/1/2023 at 9:09:13.0 AM  
Pages 2  
County Recording Fee: \$17.00  
Iowa E-Filing Fee: \$3.00  
Combined Fee: \$20.00  
Revenue Tax: \$295.20  
BRANDY L. MACUMBER, RECORDER  
Madison County, Iowa

**\$185,000.00**

**WARRANTY DEED**  
Recorder's Cover Sheet

**Preparer Information:**

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

**Taxpayer Information:**

Lawrence D. and Shelley R. Molln  
1843 Highway 169 North  
Winterset, Iowa 50273

**Return Document To:**

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

**Grantors:**

Mary L. DeVault

**Grantees:**

Lawrence D. Molln  
Shelley R. Molln

**Legal Description:** See Page 2



**WARRANTY DEED – JOINT TENANCY**

For the consideration of \$185,000.00 and no/100ths----- Dollars and other valuable consideration, **MARY L. DeVAULT, a single person**, does hereby convey to: **LAWRENCE D. MOLLN and SHELLEY R. MOLLN, 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:

Lot Four (4) of Circle Heights Plat No. 2 Addition to the Town of Winterset, 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: May 30, 2023.

Mary L. DeVault  
Mary L. DeVault

STATE OF IOWA, COUNTY OF MADISON: ss

This record was acknowledged before me on May 30, 2023 by Mary L. DeVault, a single person.



Tami Rice  
Notary Public