

BK: 2023 PG: 1412
Recorded: 6/19/2023 at 3:44:10.0 PM
Pages 2
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$0.00
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

Return To: Matthew Bollman, 1415 28th St STE 160, West Des Moines, IA 50266
Taxpayer: Aaron Oviatt, 2475 Hiatt Apple Trail, Winterset, IA 50273
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, William C. Oviatt, a married person, does hereby Quit Claim to Aaron Oviatt, Trustee of the Oviatt 35 Acre Trust, dated June 19, 2023 all our right, title, interest, estate, claim and demand in the following described real estate in Madison County, Iowa:

See attached addendum

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: June 19, 2023.



William C. Oviatt, Grantor

STATE OF IOWA, COUNTY OF POLK

This record was acknowledged before me on June 19, 2023 by William C. Oviatt, a married person.





Signature of Notary Public

ADDENDUM

My undivided 1/2 interest in: The Northwest Quarter (NW 1/4) of the Northeast Quarter (NE 1/4) of Section Twenty-three (23), Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, EXCEPT Parcel "A" located in the Northeast Quarter (NE 1/4) of Section Twenty-three (23), Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, containing 4.72 acres, as shown in Plat of Survey filed March 21, 1997 in Book 2, Page 761 in the Office of the Recorder of Madison County, Iowa.