

BK: 2023 PG: 1642  
Recorded: 7/18/2023 at 10:35:37.0 AM  
Pages 3  
County Recording Fee: \$27.00  
Iowa E-Filing Fee: \$3.00  
Combined Fee: \$30.00  
Revenue Tax: \$0.00  
BRANDY L. MACUMBER, RECORDER  
Madison County, Iowa

**Prepared By/Return To:** Carter S. Albrecht, 666 Grand Avenue, Suite 2000, Des Moines, IA 50309, (515) 242-2400  
**Taxpayer:** Derek T. Ripperger Living Trust and Kelsey Ripperger Living Trust, 3908 Fagen Drive, Des Moines, IA 50310

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### **QUIT CLAIM DEED**

For the consideration of One Dollar (\$1.00) and other valuable consideration, **Derek Ripperger and Kelsey Ripperger, husband and wife, do hereby Quit Claim to Derek T. Ripperger and his successors or assigns, as Co-Trustee of the Derek T. Ripperger Living Trust u/a/d July 11, 2023, an undivided one-half (1/2) interest, and Kelsey Ripperger and her successor or assigns, as Co-Trustee of the Kelsey Ripperger Living Trust u/a/d July 11, 2023, an undivided one-half (1/2) interest in the following described real estate in Madison County, Iowa:**

**SEE EXHIBIT A**

**SUBJECT TO ALL COVENANTS, RESTRICTIONS, AND EASEMENTS OF RECORD.**

**This deed is exempt according to Iowa Code 428A.2(21). This is a conveyance of real property by the owners to their living trust for estate planning purposes. No actual consideration.**

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.

*[Signature Page to Follow]*

Dated this 11<sup>th</sup> day of July, 2023.



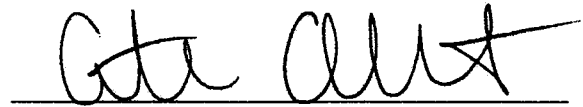
Derek Ripperger



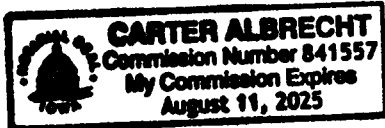
Kelsey Ripperger

STATE OF IOWA, COUNTY OF POLK, ss:

This record was acknowledged before me this 11th day of July, 2023, by Derek Ripperger and Kelsey Ripperger, husband and wife.



Signature of Notary Public



**Exhibit "A"**

**Parcel "A" located in the Southeast Quarter (1/4) of the Southeast Quarter (1/4) of Section Twenty-seven (27), and in the Northeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Thirty-four (34), ALL in Township Seventyseven (77) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa, containing 39.67 acres, as shown in Plat of Survey filed in Book 2003, Page 2654 on May 8, 2003, in the Office of the Recorder of Madison County, Iowa;**

**EXCEPT Parcel "B" located therein, containing 15.00 acres, as shown in Plat of Survey filed in Book 2003, Page 2770 on May 13, 2003, in the Office of the Recorder of Madison County, Iowa**

**AND;**

**EXCEPT Parcel "E", located therein, containing 0.920 acres, as shown in Plat of Survey filed in Book 2013, Page 1332 on May 9, 2013, in the Office of the Recorder of Madison County, Iowa.**