

BK: 2023 PG: 1723
Recorded: 7/25/2023 at 2:17:05.0 PM
Pages 2
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$88.80
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

Preparer: Zorica Ilic Burch, 4201 Westown Pkwy - Ste 250, W. Des Moines, Iowa 50266 (515) 283-1801 (30020GRE)
Return To: Laura J. Cisewski, 176th Court, Winterset, IA 50273
Taxpayer Information: Laura J. Cisewski, 176th Court, Winterset, IA 50273

WARRANTY DEED

For the consideration of One (\$1.00) Dollar(s) and other valuable consideration, **Ronald Noel and Christina Noel, a married couple**, do hereby convey to **Laura J. Cisewski**, the following described real estate in **Madison County, Iowa**:

Parcel "P", being a part of Lot Twelve (12) and a part of Parcel "M" of Covered Bridge Estates located in the Northeast 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, containing 4.15 acres, as shown in Plat of Survey filed in Book 2023, Page 1185 on May 30, 2023, in the Office of the Recorder of Madison County, Iowa.

Subject to all covenants, restrictions and easements of record.

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.

The grantor hereby covenants with grantees, and successors in interest, that it holds the real estate by title in fee simple; that it has 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 it covenants to warrant and defend the real estate against the lawful claims of all persons, except as may be above stated.

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: 7/17/23

Ronald Noel
Ronald Noel

Christina Noel
Christina Noel

STATE OF Iowa)
COUNTY OF Madison) ss:

This record was acknowledged before me this 17 day of July, 2023, by Ronald Noel and Christina Noel, a married couple.

Lyndsey Lamb
Notary Public in and for said State

