

BK: 2023 PG: 2230
Recorded: 9/14/2023 at 2:17:52.0 PM
Pages 2
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.32
Combined Fee: \$20.32
Revenue Tax: \$0.00
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

**QUIT CLAIM DEED
Recorder's Cover Sheet**

Preparer Information:

Christine F. Halbrook
Halbrook Law, PLC
560 31st Street
Des Moines, IA 50312
Phone: (515) 355-1155

Taxpayer Information:

Spencer M. Litt and Alison M. Litt
16898 Airline Drive
Clive, IA 50325

Return Document To:

Christine F. Halbrook
Halbrook Law, PLC
560 31st Street
Des Moines, IA 50312

Grantors:

Spencer M. Litt
Alison M. Litt

Grantees:

Spencer M. Litt and Alison M. Litt, or their Successor(s), as Trustees of the Spencer M. Litt Revocable Trust u/a/d July 28, 2023, and Alison M. Litt and Spencer M. Litt, or their Successor(s), as Trustees of the Alison M. Litt Revocable Trust u/a/d July 28, 2023.

Legal Description: See Page 2

Document or instrument number of previously recorded documents: BK: 2023 PG: 687



QUIT CLAIM DEED

For the consideration of One Dollar(s) (\$1.00) and other valuable consideration, Spencer M. Litt and Alison M. Litt, husband and wife, do hereby Quit Claim to Spencer M. Litt and Alison M. Litt, or their Successor(s), as Trustees of the Spencer M. Litt Revocable Trust u/a/d July 28, 2023, an undivided one-half (1/2) interest, and to Alison M. Litt and Spencer M. Litt, or their Successor(s), as Trustees of the Alison M. Litt Revocable Trust u/a/d July 28, 2023 an undivided one-half (1/2) interest, of all their right, title, interest, estate, claim and demand in the following described real estate in Madison County, Iowa:

The West Half (1/2) of the Southwest Quarter (1/4) lying South of the County Highway of Section Twenty-seven (27), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, EXCEPT Parcel "A" located in the Northwest Quarter (1/4) of the Southwest Quarter (1/4) of said Section Twenty-seven (27), containing 3.04 acres as shown in Plat of Survey filed in Book 2004, Page 2960 on June 25, 2004, in the Office of the Recorder of Madison County, Iowa, AND EXCEPT Parcel "B" located in the West Half (1/2) of the Southwest Quarter (1/4) of said Section Twenty-seven (27), containing 9.91 acres, as shown in Plat of Survey filed in Book 2023, Page 388 on February 28, 2023, in the Office of the Recorder of Madison County, Iowa.

This deed and transfer is exempt from transfer tax, declaration of value and groundwater hazard statements pursuant 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.

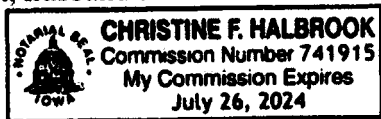
Dated: July 28, 2023.

Spencer M. Litt
Spencer M. Litt, Grantor

Alison M. Litt
Alison M. Litt, Grantor

STATE OF IOWA, COUNTY OF POLK

This record was acknowledged before me on July 28, 2023, by Spencer M. Litt and Alison M. Litt, husband and wife.



Christine F. Halbrook
Signature of Notary Public