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BRANDY MACUMBER, COUNTY RECORDER
MADISON COUNTY IOWA

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**COVENANT AND AGREEMENT TO HOLD PROPERTY AS ONE PARCEL
Recorder's Cover Sheet**

Preparer Information: Jerrold B. Oliver, 101 1/2 W. Jefferson, Winterset, IA 50273, Phone:
515-462-3731

Taxpayer Information: James L. Welshons and Jan Marie Welshons, 3221 220th Street, St.
Charles, IA 50240

Return Document: James L. Welshons and Jan Marie Welshons, 3221 220th Street, St.
Charles, IA 50240

Grantors: James L. Welshons and Jan Marie Welshons

Grantees: James L. Welshons and Jan Marie Welshons

Legal Description:
See Page 2

Document or instrument number if applicable:

**Covenant and Agreement to Hold Property
As One Parcel**

The undersigned hereby certify that James L. Welshons and Jan Marie Welshons, Husband and Wife, (hereinafter "Owners") are the owners of real property in Madison County, Iowa, legally described as follows:

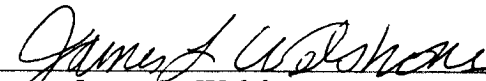
Lot Two (2) of Welshons Woods located in the Northwest Fractional Quarter of the Northwest Quarter of Section Two (2), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa.

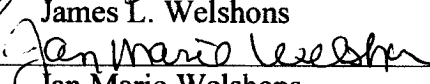
And

Parcel "E", Part of Welshons Woods, An Official Plat Now included in and forming a part of Madison County, Iowa as shown in the Plat of Survey recorded in Book 2023 Page 2523 of the Madison County Recorder's Office.

The Owners agree and covenant with Madison County, Iowa, that the above legally described properties shall be held as one Parcel and no portion, at any time in the future, shall be sold separately or held by the record titleholder for any purpose other than for residential use.

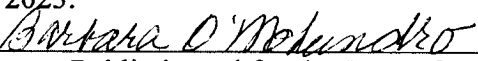
This Covenant and Agreement shall run with the above-described land and shall be binding upon the Owners, future owners, their successors, heirs and assigns and shall continue in effect until released by the authority of Madison County, Iowa upon written submittal of a request, applicable fees and evidence that this Covenant and Agreement is no longer required by law.



James L. Welshons


Jan Marie Welshons

Subscribed and sworn to before me by the said James L. Welshons and Jan Marie Welshons this 23 day of October, 2023.



Notary Public in and for the State of Iowa

