

BK: 2023 PG: 2706
Recorded: 11/2/2023 at 11:12:18.0 AM
Pages 3
County Recording Fee: \$22.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$25.00
Revenue Tax: \$0.00
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

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

Preparer Information: Sierra L. McConnell, 699 Walnut Street, Suite 1600, Des Moines, IA 50309, Phone: 515-244-2600

Taxpayer Information: Thomas A. Griffith, 4101 Aspen Drive, West Des Moines, IA 50265

Return Document To: Sierra L. McConnell, 699 Walnut Street, Suite 1600, Des Moines, IA 50309

Grantors: Marsha M. Griffith and Thomas A. Griffith, as Co-Trustees of the Thomas A. Griffith Revocable Trust dated December 27, 1996 and the Marsha M. Griffith Revocable Trust dated December 27, 1996

Grantees: Thomas A. Griffith

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



QUIT CLAIM DEED

For the consideration of One Dollar(s) and other valuable consideration, MARSHA M. GRIFFITH and THOMAS A. GRIFFITH, as Co-Trustees of the Thomas A. Griffith Revocable Trust dated December 27, 1996 and the Marsha M. Griffith Revocable Trust dated December 27, 1996 does hereby Quit Claim to THOMAS A. GRIFFITH, a married person, all our right, title, interest, estate, claim and demand in the following described real estate in Madison County, Iowa:

A parcel of land in the Northwest Quarter (1/4) of Section 14 described as follows: Beginning at the West Quarter corner of said Section 14, thence along the west line of the Northwest Quarter (1/4) of said section on an assumed bearing of North 00°00'00" East a distance of 2617.66 feet to the Northwest corner of said section; thence along the north line of said section (also being the centerline of County Highway G-50), North 89°27'13" East 1699.72 feet; thence along an existing fence, South 00°04'03" East 2422.40 feet; thence along an existing fence and its easterly prolongation, South 89°27'34" West 392.12 feet; thence along an existing fence, South 00°10'15" East 225.76 feet to the south line of the Southwest Quarter (1/4) of the Northwest Quarter (1/4) of said section; thence along said south line, North 89°12'49" West 1311.19 feet to the Point of Beginning, containing 100.932 acres, more or less, including public roads, and 95.302 acres, more or less, excluding public roads.

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.

This deed is exempt according to Iowa Code 428A.2(11).

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: Oct. 27, 2023

Marsha M. Griffith

Marsha M. Griffith, Co-Trustee of the
Thomas A. Griffith Revocable Trust dated
December 27, 1996 and the Marsha M.
Griffith Revocable Trust dated December
27, 1996, Grantor

Thomas A. Griffith

Thomas A. Griffith, Co-Trustee of the
Thomas A. Griffith Revocable Trust dated
December 27, 1996 and the Marsha M.
Griffith Revocable Trust dated December
27, 1996, Grantor

STATE OF IOWA, COUNTY OF Polk

This record was acknowledged before me on October 27, 2023 by Marsha
M. Griffith and Thomas A. Griffith, as Co-Trustees of the Thomas A. Griffith Revocable Trust
dated December 27, 1996 and the Marsha M. Griffith Revocable Trust dated December 27, 1996.

Thomas D. Hanson

Signature of Notary Public

