

\$20,000.00



Document 2023 578

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Date 3/22/2023 Time 11:52:06AM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$31.20

Rev Stamp# 67 DOV# 66

INDX  
ANNO  
SCAN

BRANDY MACUMBER, COUNTY RECORDER  
MADISON COUNTY IOWA

CHEK

Preparer: Andrew J. Zbaracki, 2202 Woodlands Parkway, Clive, IA 50325, (515) 518-6306

Tax Statement

Return to: Jason C Ayers, 2531 Windwood Ave. St Charles, IA 50240

*Handwritten signature: Jason C Ayers*

*Handwritten mark: a vertical line with a horizontal bar across it*

### WARRANTY DEED

For the consideration of One (\$1.00) Dollar and other valuable consideration, **Travis Egli and Julie Egli, a married couple** (the "Grantors"), do hereby convey to **Jason C Ayers, a single person** (the "Grantee"), the following described real estate:

Parcel "U" located in the Southwest Quarter (1/4) of the Northeast Quarter (1/4) of Section Twenty-three (23), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, containing 1.526 acres, as shown in Plat of Survey filed in Book 2006, Page 1266 on March 31, 2006, 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.

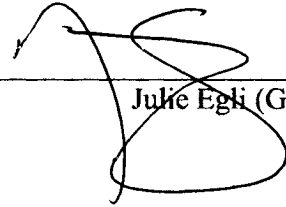
Grantors do hereby covenant with Grantee, and successors in interest, that Grantors hold the real estate by title in fee simple; that Grantors have good and lawful authority to sell and convey the real estate; that the real estate is free and clear of all liens and encumbrances except as may be above stated; and Grantors covenant to warrant and defend the real estate against the lawful claims of all persons except as may be above stated. 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 the 21<sup>ST</sup> day of MARCH, 2023.



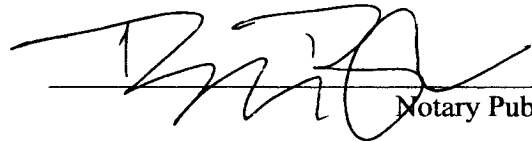
Travis Egli (Grantor)



Julie Egli (Grantor)

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on MARCH 21, 2023, by Travis Egli and Julie Egli.



Notary Public

