



Document 2023 996

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Rev Transfer Tax \$511.20
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INDX
ANNO
SCAN
CHEK

BRANDY MACUMBER, COUNTY RECORDER
MADISON COUNTY IOWA

\$320,000.00

VE Prepared: David C. Pulliam, 4201 Westown Pkwy, Ste 250, West Des Moines, IA 50266 (515) 283-1801 (411PR)
Return To: Michael E. Stamm, 1627 158th Street, Earlham, IA 50072
Taxpayer Information: Michael E. Stamm, 1627 158th Street, Earlham, IA 50072

MOT137832

P2301042

WARRANTY DEED

For the consideration of One (\$1.00) Dollar and other valuable consideration, **Ronald D. Palmer, and Vickie M. Palmer, husband and wife**, do hereby Convey to **Michael E. Stamm and Amanda Stamm, a married couple**, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate:

A parcel of land located in the North Half (1/2) of the Southwest Fractional Quarter (1/4) of Section Thirty-one (31), Township Seventy-seven (77) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, more particularly described as follows: Commencing at the Southeast corner of the Northeast Quarter (1/4) of the Southwest Fractional Quarter (1/4) of Section Thirty-one (31), Township Seventy-seven (77) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa; thence along the South line of the North Half (1/2) of said Southwest Fractional Quarter (1/4) North 90°00'00" West 736.33 feet to the Point of Beginning; thence continuing along said South line, North 90°00'00" West 588.41 feet; thence North 00°13'47" East 391.83 feet; thence South 90°00'00"; East 590.91 feet; thence South 00°35'42" West 391.85 feet to the Point of Beginning, containing 5.304 acres, including 0.366 acres of county road right of way;

Subject to all covenants, restrictions and easements of record.

Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they 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: 5/2/2023

Ronald D. Palmer
Ronald D. Palmer

Vickie M. Palmer
Vickie M. Palmer

STATE OF Iowa)
COUNTY OF Madison) ss:

This record was acknowledged before me on 5-2-2023, by Ronald D. Palmer and Vickie M. Palmer, husband and wife.

Daniel von Rentzell
Notary Public in and for said State

