



Document 2024 1508

Book 2024 Page 1508 Type 03 002 Pages 2
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Rec Amt \$12.00 Aud Amt \$5.00

INDX
ANNO
SCAN

BRANDY MACUMBER, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

E **Return To:** Jason L. Wells, 222 W. McLane Street, Osceola, IA 50213
Preparer: Jason Laughlin, 5408 Ingersoll Avenue, Des Moines, Iowa 50312, (515) 608-4797
Taxpayer: Jason L. Wells, 222 W. McLane Street, Osceola, IA 50213

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CORRECTIVE QUIT CLAIM DEED

NWB150200

For the consideration of One Dollar(s) and other valuable consideration, Melissa Wells and Michael T. Claussen, a married couple, do hereby Quit Claim to Jason Wells, an unmarried person, all my right, title, interest, estate, claim and demand in the following described real estate in Madison County, Iowa:

Parcel "C" located in the Northwest Fractional Quarter(1/4) of the Northwest Quarter(1/4) of Section Two (2), Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, containing 3.001 acres, as shown in Plat of Survey filed in Book 2004, Page 5856 on December 13, 2004, in the Office of the Recorder of Madison County, Iowa.



This deed is exempt from real estate transfer tax in accordance with Iowa Code §428A.2(10). This deed is given to correct the marital status of the Grantor under deed filed October 4, 2019 in Book 2019 at Page 3193 in the Madison County, Iowa Recorder's Office.

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.

[Signature page to follow.]

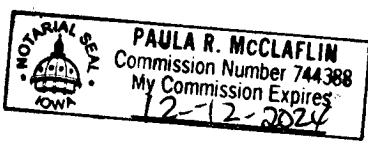
Dated: 6.24.2024

Melissa Wells
Melissa Wells

Michael T. Claussen
Michael T. Claussen

STATE OF IOWA, COUNTY OF Dallas

This record was acknowledged before me on June 24, 2024, by Melissa Wells.



Paula R. McClafin
Signature of Notary Public

STATE OF IOWA, COUNTY OF Warren

This record was acknowledged before me on June 24, 2024, by Michael T. Claussen.

Paula R. McClafin
Signature of Notary Public

