

BK: 2024 PG: 1598
Recorded: 7/9/2024 at 9:01:49.0 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

CORRECTED TRUSTEE WARRANTY DEED
Recorder's Cover Sheet

Preparer Information:

Conner L. Wasson
100 Court Avenue, Ste. 600
Des Moines, Iowa 50309
Phone: (515) 246-0341

Taxpayer Information:

RGP Marital Trust
3209 Jordan Grove
West Des Moines, IA 50265

Return Document To:

BrownWinick Law Firm
Attn: Chris Long
666 Grand Ave., Suite 2000
Des Moines, IA 50309

Grantors:

RGP Revocable Family Trust established under a Declaration of Trust dated December 17, 2019
(The "RGP Revocable Family Trust")

Grantees:

RGP Marital Trust, established and administered under Article 4 of the RGP Revocable Family Trust

Legal Description:

See Page 2

Document or instrument number of previously recorded documents: ****Trustee Warranty Deed BK: 2023 PG: 1246*

CORRECTED TRUSTEE WARRANTY DEED
(Inter Vivos Trust)

For the consideration of One Dollar(s) and other valuable consideration, **Steven G. Chapman, as Trustee of the RGP Revocable Family Trust established under a Declaration of Trust Dated December 17, 2019 (the “RGP Revocable Family Trust”)** does hereby convey to **Steven G. Chapman, as Trustee of the RGP Marital Trust, established and administered under Article 4 of the RGP Revocable Family Trust** the following described real estate in Madison County, Iowa:

The Northwest Quarter (1/4) of Section Thirteen (13), Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, including Parcel “Z” located in the North Half (1/2) of the Northwest Quarter (1/4) of Section Thirteen (13), containing 4.00 acres, as shown in the Plat of Survey filed in Book 2007, Page 3744, on October 5, 2007, in the Office of the Recorder of Madison County, Iowa **EXCEPT** Parcel “A”, “B”, “C”, and “D” located in the Northwest Quarter (1/4) of said Section Thirteen (13), containing 36.66 acres in total, as shown in Amended Plat of Survey filed in Book 3, Page 50, on July 10, 1997, in the Office of the Recorder of Madison County, Iowa, **AND EXCEPT** Parcel “Q” located in the West Half (1/2) of the Northwest Quarter (1/4) of said Section Thirteen (13), containing 4.00 acres, as shown in the Plat of Survey filed in Book 2007, Page 3744, on October 5, 2007, in the Office of the Recorder of Madison County, Iowa.

This transfer is exempt under Iowa Code Chapter 428A.2.21.

This Deed is given to correct the name of the name of the grantor in the notary block in that certain Trustee Warranty Deed dated June 2, 2023 in Book 2023 Page 1246 in the Madison County Recorder’s Office.

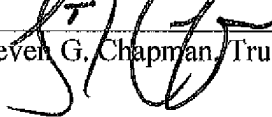
The grantor does hereby covenant with grantees, and successors in interest, to warrant and defend the real estate against the lawful claims of all persons claiming by, through or under grantor, except as may be above stated.

The grantor further warrants to the grantees all of the following: That the trust pursuant to which the transfer is made is duly executed and in existence; that to the knowledge of the grantor the person creating the trust was under no disability or infirmity at the time the trust was created; that the transfer by the trustee to the grantees is effective and rightful; and that the trustee knows of no facts or legal claims which might impair the validity of the trust or the validity of the transfer.

Words and phrases herein, including the acknowledgment hereof, shall be construed as in the singular or plural number, according to the context.

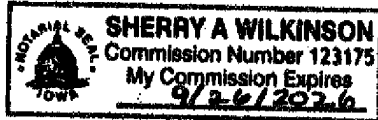
RGP Revocable Family Trust established under a Declaration of Trust dated December 17, 2019 (the "RGP Revocable Family Trust")

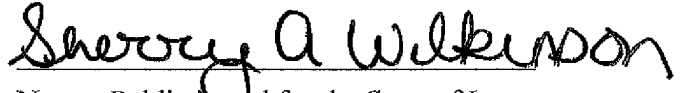
Date: July 8, 2024

By: 
Steven G. Chapman, Trustee

STATE OF IOWA)
) ss:
COUNTY OF POLK)

This record was acknowledged before me on July 8, 2024, by Steven G. Chapman, as Trustee of the RGP Revocable Family Trust established under a Declaration of Trust dated December 17, 2019 (the "RGP Revocable Family Trust").




Notary Public in and for the State of Iowa