



Document 2024 1630

Book 2024 Page 1630 Type 03 002 Pages 3

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Rec Amt \$17.00 Aud Amt \$5.00

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BRANDY MACUMBER, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

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

Preparer Information: Robert W. Reynoldson, 200 W Jefferson, Osceola, IA 50213, Phone:
641-342-2157

Taxpayer Information: Thomas J. Hutton and Sonia R. Hutton Revocable Trust, 517 N. Cross ,
St. Charles, IA 50240

Return Document To: Robert W. Reynoldson, 200 W Jefferson, Osceola, Iowa 50213

Grantors: Thomas J. Hutton and Sonia R. Hutton

Grantees: Thomas J. Hutton and Sonia R. Hutton as co-trustees of Thomas J. Hutton and Sonia
R. Hutton Revocable Trust

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



QUIT CLAIM DEED

For the consideration of Zero Dollar(s) and other valuable consideration, Thomas J. Hutton and Sonia R. Hutton, a married couple, do hereby Quit Claim to Thomas J. Hutton and Sonia R. Hutton, Co-Trustees of Thomas J. Hutton and Sonia R. Hutton Revocable Trust, all our right, title, interest, estate, claim and demand in the following described real estate in Madison County, Iowa:

The Southeast Quarter (SE $\frac{1}{4}$) of the Southwest Quarter (SW $\frac{1}{4}$) of Section Thirteen (13), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa

EXCEPT

Parcel "B" and Parcel "C" both located in the Southeast Quarter ($\frac{1}{4}$) of the Southwest Quarter ($\frac{1}{4}$) of Section Thirteen (13), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, as shown in Plat of Survey filed in the Office of the Recorder of Madison County, Iowa in Book 2, Page 309 on March 28, 1997

AND EXCEPT

That part of Parcel "A" lying North of Parcel "E" and South of Parcel "B", all located in the Southeast Quarter ($\frac{1}{4}$) of the Southwest Quarter ($\frac{1}{4}$) of Section Thirteen (13), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, as shown by Plats of Survey filed in the Office of the Recorder of Madison County, Iowa, in Book 2, Page 189 on November 3, 1993, in Book 2, Page 309 on March 28, 1997, and in Book 3, Page 588 on June 2, 2000

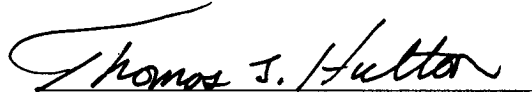
AND EXCEPT

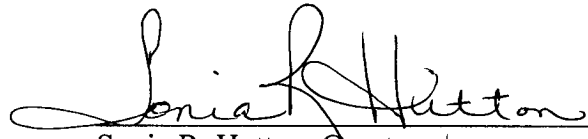
That part of Parcel "A" located in the Southwest Quarter ($\frac{1}{4}$) of the Southwest Quarter ($\frac{1}{4}$) of Section Thirteen (13), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, containing 2.236 acres, as shown in Plats of Survey filed in the Office of the Recorder of Madison County, Iowa in Book 2, Page 190 on November 3, 1993 and Book 2 Page 189 EXCEPTING THEREFROM that part of Parcel "E" that lies within said Parcel "A" as shown in Plat of Survey filed in Book 3, Page 588 on June 2, 2000, in the Office of the Recorder of Madison County, Iowa.

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: July 9, 2024.


Thomas J. Hutton, Grantor


Sonia R. Hutton, Grantor

STATE OF IOWA, COUNTY OF CLARKE

This record was acknowledged before me on July 9, 2024 by Thomas J. Hutton and Sonia R. Hutton.


Signature of Notary Public

