

BK: 2024 PG: 2073
Recorded: 8/26/2024 at 1:05:25.0 PM
Pages 3
County Recording Fee: \$27.00
Iowa E-Filing Fee: \$3.50
Combined Fee: \$30.50
Revenue Tax: \$0.00
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

QUIT CLAIM DEED
Recorder's Cover Sheet

Preparer Information:

Nathan A Russell, 700 Second Avenue, Des Moines, IA 50309
Phone: (515) 243-1914

Taxpayer Information:

Stephen D. Agan, 2851 Millstream Avenue, Peru, IA 50222

Return Document To:

Stephen D. Agan, 2851 Millstream Avenue, Peru, IA 50222

Grantor:

Mildred Jo Agan

Grantee:

Stephen D. Agan, as Trustee of the Stephen David Agan and Tara Lee Agan Revocable Trust
dated November 27, 2023

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

QUIT CLAIM DEED

For the consideration of one dollar and other valuable consideration, Mildred Jo Agan, a single person, does hereby Quit Claim to Stephen D. Agan, as Trustee of the Stephen David Agan and Tara Lee Agan Revocable Trust dated November 27, 2023, all her right, title, interest, estate, claim and demand in Madison County Parcel Nos. 700150344011000, 700150344012000, 700150422010000, 700150424010000 and 700150428000000, and legally described as follows:

See Exhibit "A".

The undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the real estate.

Dated: Aug 12-24, 2024.

Mildred Jo Agan
Mildred Jo Agan, Grantor

ACKNOWLEDGMENT

STATE OF IOWA, COUNTY OF Madison

This record was acknowledged before me on August 12, 2024, by Mildred Jo Agan, a single person.



Melissa J. Shahan
Signature of Notary Public

EXHIBIT "A"

The Northwest Fractional Quarter (NW frl ¼) of the Northwest Quarter (NW ¼) of Section Three (3), Township Seventy-four (74) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, except a strip 20 feet wide off the East side thereof and except a tract described as follows: Commencing at a point 20 feet West of the Northeast corner of said fractional 40 acre tract, and running thence West 5 rods, thence South 5 rods, thence East 5 rods, thence North 5 rods to the place of beginning.

[Parcel Nos. 700150344011000 and 700150344012000]

****AND****

The North Fractional One-half (N frl ½) of the Northeast Quarter (NE ¼) of Section Four (4), Township Seventy-four (74) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa.

[Parcel Nos. 700150422010000 and 700150424010000]

****AND****

The Southeast Quarter (SE ¼) of the Northeast Quarter of Section Four (4), Township Seventy-four (74) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa.

[Parcel No. 700150428000000]

This deed is exempt according to Iowa Code § 428A.2(11).

150k 2006 - ~~1000~~
10A 1000 20/0