



Document 2024 2709

Book 2024 Page 2709 Type 03 001 Pages 2

Date 11/06/2024 Time 12:46:48PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$775.20

Rev Stamp# 388 DOV# 381

INDX

ANNO

SCAN

BRANDY MACUMBER, COUNTY RECORDER  
MADISON COUNTY IOWA

CHEK

\$485,000<sup>00</sup>

Preparer: Tyler M. Phelan, 4201 Westown Pkwy - Ste 250, W. Des Moines, Iowa 50266 (515) 283-1801 (6012SUM)

Return To: Dawa Sherpa, 1677 Upland Trl, Prole, IA 50229

Taxpayer Information: Dawa Sherpa, 1677 Upland Trl, Prole, IA 50229

GL0155293

$\frac{4}{5}$

### WARRANTY DEED

For the consideration of One (\$1.00) Dollar(s) and other valuable consideration, **Joseph Allsup and Michaela Allsup, a married couple**, Convey(s) to **Dawa Sherpa and Veronica Adrianna Ponce, husband and wife, and Martha Morales Knittel, single woman**, all as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate:

**Parcel "A" located in the Southwest Quarter (1/4) of the Northwest Quarter (1/4) of Section Three (3), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, containing 5.00 acres, as shown in Plat of Survey filed in Book 3, Page 94 on August 20, 1997, in the Office of the Recorder of Madison County, Iowa.**



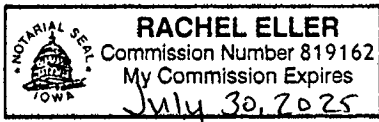
Subject to all covenants, restrictions and easements of record.

The grantor(s) hereby covenants with grantees, and successors in interest, that grantor holds the real estate by title in fee simple; that grantor has 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 grantor covenants to warrant and defend the real estate against the lawful claims of all persons, except as may be above stated. If a spouse who is not a titleholder executes this deed, that spouse does not join in the warranties stated above, but executes solely for purposes of releasing rights of dower, homestead, and distributive share.

Each of the undersigned releases all rights of dower, homestead and distributive share in and to the real estate described above.

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: 11/2/24



Joseph Allsup  
Joseph Allsup

Michaela Allsup  
Michaela Allsup

STATE OF Iowa, COUNTY OF Madison ) ss:

This record was acknowledged before me on November 2, 2024 by **Joseph Allsup**  
and **Michaela Allsup, a married couple.**

Rachel Eller  
Notary Public in and for said State