

**\$204,000.00**

BK: 2024 PG: 2792  
Recorded: 11/18/2024 at 9:40:47.0 AM  
Pages 3  
County Recording Fee: \$22.00  
Iowa E-Filing Fee: \$3.00  
Combined Fee: \$25.00  
Revenue Tax: \$325.60  
BRANDY L. MACUMBER, RECORDER  
Madison County, Iowa

**WARRANTY DEED  
Recorder's Cover Sheet**

**Preparer Information:** Stephen A. Hall, 115 S. Howard St., Indianola, IA 50125, Tel: (515) 961-2509

**Taxpayer Information:** Byron C. De Vries and Beth Ann De Vries, 1438 105<sup>th</sup> St., Earlham, IA 50072

**Return Document To:** Stephen A. Hall, 115 S. Howard St., Indianola, Iowa 50125

**Grantors:** J. Gary Headrick and Beverly J. Headrick, by Kim Mingles, (their) attorney-in-fact

**Grantees:** Byron C. De Vries and Beth Ann De Vries

**Legal Description:** See Page 2

**Document or instrument number of previously recorded documents:**



WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration, J. Gary Headrick a/k/a John G. Headrick and Beverly J. Headrick, husband and wife, by Kim Mingles, (their) attorney-in-fact, do hereby Convey to Byron C. DeVries and Beth Ann DeVries, husband and wife as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Madison County, Iowa:

An undivided one-third (1/3) interest in:
The Southeast Quarter of the Northeast Quarter of Section Thirty-six (36), Township Seventy-five (75) North) Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa.

Subject to easements of record.

There is no known private burial site, well, solid waste disposal site, underground storage tank, hazardous waste, or private sewage disposal system on the property as described in Iowa Code Section 558.69, and therefore the transaction is exempt from the requirement to submit a groundwater hazard statement.

Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have 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 grantors Covenant to Warrant and Defend the real estate against the lawful claims of all persons except as may be above stated. 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.

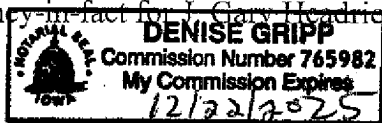
Dated: 11/1/2024

Kim Mingles AIF
J. Gary Headrick, by Kim Mingles, A.I.F., Grantor

Kim Mingles AIF
Beverly J. Headrick, by Kim Mingles, A.I.F., Grantor

STATE OF IOWA, COUNTY OF WARREN:

This record was acknowledged before me on 11/1, 2024 by Kim Mingles as Attorney-in-fact for J. Gary Headrick.



Denise Grupp
Signature of Notary Public

STATE OF IOWA, COUNTY OF WARREN:

This record was acknowledged before me on 11/1/2024, ~~2024~~ by Kim Mingles as Attorney-in-fact for Beverly J. Headrick.

Denise Grupp  
Signature of Notary Public

