

BK: 2024 PG: 324  
Recorded: 2/12/2024 at 1:07:12.0 PM  
Pages 2  
County Recording Fee: \$17.00  
Iowa E-Filing Fee: \$3.00  
Combined Fee: \$20.00  
Revenue Tax: \$199.20  
BRANDY L. MACUMBER, RECORDER  
Madison County, Iowa

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**Preparer:** David C. Pulliam, 4201 Westown Pkwy, Ste 250, West Des Moines, IA 50266 (515) 283-1801 (8443RE)  
**Return To:** Meldaris Mehmedovic and Madeline Mehmedovic, 1310 Powers Place, Adel, IA 50003  
**Taxpayer Info:** Meldaris Mehmedovic and Madeline Mehmedovic, 1310 Powers Place, Adel, IA 50003

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### WARRANTY DEED

For the consideration of One (\$1.00) Dollar and other valuable consideration, **Zachary D. Watters, a single person**, does hereby Convey to **Meldaris Mehmedovic and Madeline Mehmedovic, a married couple**, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate:

**Parcel "J" located in the Fractional Northeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Two (2), Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, containing 8.742 acres, as shown in Plat of Survey filed in Book 2008, Page 277 on January 25, 2008, in the Office of the Recorder of Madison County, Iowa, EXCEPT that part described as Parcel "D" as shown in Plat of Survey filed in Book 2023 Page 2632 on October 26, 2023.**

**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.**

**Subject to all covenants, restrictions and easements of record.**

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.

