



Document 2024 834

Book 2024 Page 834 Type 03 001 Pages 2

Date 4/22/2024 Time 11:29:25AM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$268.00

Rev Stamp# 106 DOV# 110

INDX  
ANNO  
SCAN

BRANDY MACUMBER, COUNTY RECORDER  
MADISON COUNTY IOWA

\$168,000.00

Type of Document: Warranty Deed

**Preparer Information:**

Courtney I. Schultz, Schultz Law, 520 Valley West Court, West Des Moines, IA 50265; Phone: (515) 890-1957

1/2

**Taxpayer:**

Nekiah Halsted, 310 W Linn St Marshalltown, IA 50158, Phone: 641.691.6979

**Return Document to:**

Nekiah Halsted, 310 W Linn St Marshalltown, IA 50158, Phone: 641.691.6979

**Grantors:**

Jennifer Pullen and Joel Pullen

**Grantees:**

Justin Freeman and Nekiah Halsted

B/A 149109man

**Legal Description:**

Lot Six (6) of Lakeshore Estates, Plat One (1), located in the West Half (1/2) of the Northwest Quarter (1/4) of Section Fifteen (15), Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa.

**Book & Page Reference:**

**WARRANTY DEED**

For the consideration of One Dollar and other valuable consideration, **Jennifer Pullen and Joel Pullen**, a married couple, hereby convey to:

**Justin Freeman and Nekiah Halsted**, an unmarried couple,  
as joint tenants with full rights of survivorship (and not as tenants in common)

the following property:

Lot Six (6) of Lakeshore Estates, Plat One (1), located in the West Half (1/2) of the Northwest Quarter (1/4) of Section Fifteen (15), Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa



subject to all easements, restrictions, and other documents of record.

Grantor hereby covenants with Grantee, and successors in interest, that it holds the real estate by title in fee simple; that it 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 it covenants 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, according to the context.

**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.**

Dated: April 17, 2024

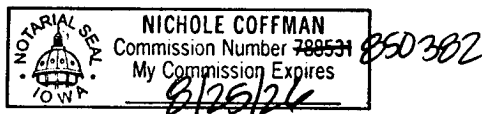
By: Jennifer Pullen  
Jennifer Pullen

Dated: April 17, 2024

By: Joel Pullen  
Joel Pullen

STATE OF IOWA, COUNTY OF Polk :

This record was acknowledged before me on April 17, 2024 by Jennifer Pullen and Joel Pullen, a married couple.



By: Nichole Coffman  
Notary Public