

BK: 2024 PG: 871
Recorded: 4/25/2024 at 3:58:36.0 PM
Pages 2
County Recording Fee: \$22.00
Iowa E-Filing Fee: \$3.41
Combined Fee: \$25.41
Revenue Tax: \$0.00
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

**QUIT CLAIM DEED
Recorder's Cover Sheet**

Preparer Information:

Scott Riemenschneider, AT0006626
Wilson Deege Despotovich Riemenschneider & Rittgers, PLC
4200 University Ave, Ste 424, West Des Moines, IA 50266, Phone: 515-327-1000

Taxpayer Information:

Steven W. Anderson (Trustee) and Genonne M. Anderson (Trustee)
2941 260th St
St. Charles, IA 50240-8553

Return Document To: (name and complete address)

Scott Riemenschneider, AT0006626
Wilson Deege Despotovich Riemenschneider & Rittgers, PLC
4200 University Ave, Ste 424, West Des Moines, IA 50266

Grantors:

Steven W. Anderson
Genonne M. Anderson

Grantees:

Steven W. Anderson and Genonne M. Anderson, Trustees of the
Steven and Genonne Anderson Revocable Trust

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



QUIT CLAIM DEED

For the consideration of One Dollar(s) and other valuable consideration, Steven W. Anderson and Genonne M. Anderson, husband and wife, do hereby Quit Claim to Steven W. Anderson and Genonne M. Anderson, Trustees of the Steven and Genonne Anderson Revocable Trust dated April 24, 2024, all our right, title, interest, estate, claim and demand in the following described real estate in Madison County, Iowa:

An undivided one-quarter (1/4) interest in: The Southeast Quarter (1/4) of the Northeast Quarter (1/4) of the Southeast Quarter (1/4) of Section 19 and the South Half (1/2) of the Northwest Quarter (1/4) of the Southwest Quarter and the Southwest Quarter of the Southwest Quarter (1/4), except 1 acre on the east side thereof for burying ground of Section 20 and except a tract of land commencing at the Northeast Corner of the South three-fourths of the West Half (1/2) of the Southwest Quarter (1/4) of Section 20 running thence West parallel with the South line of said section 300 feet, thence South 80 rods, thence East parallel with the South line of said section 300 feet, thence North 80 rods to the point of beginning, all in Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa.

AND

A tract of land commencing at the Northeast corner of the South Three-fourths (3/4) of the West Half (1/2) of the Southwest Quarter (1/4) of Section Twenty (20) in Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, running thence West parallel with the South line of said Section 300 feet, thence South 80 rods, thence East parallel with the South line of said Section 300 feet, thence North 80 rods to the point of beginning.

2575 Timber Ln, St. Charles. This deed is exempt according to Iowa Code 428A.2(21).

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.

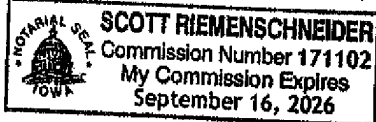
Dated: April 24, 2024.

Steven W. Anderson, Grantor

Genonne M. Anderson, Grantor

STATE OF IOWA, COUNTY OF POLK

This record was acknowledged before me on April 24, 2024, by Steven W. Anderson and Genonne M. Anderson, husband and wife.



Signature of Notary Public