

BK: 2025 PG: 1340  
Recorded: 6/2/2025 at 8:17:29.0 AM  
Pages 2  
County Recording Fee: \$17.00  
Iowa E-Filing Fee: \$3.00  
Combined Fee: \$20.00  
Revenue Tax: \$192.80  
BRANDY L. MACUMBER, RECORDER  
Madison County, Iowa

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Preparer: LeAnne K Krell, P.O Box 57056, Des Moines, IA 50317 (515) 967-5103  
Return to: Joseph Anthony Loffredo 603 West Hutchings Street, WINTERSET, IA 50273  
Taxpayer Information: Joseph Anthony Loffredo 603 West Hutchings Street, WINTERSET, IA 50273

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## **WARRANTY DEED**

For the consideration of One (\$1.00) Dollar and other valuable consideration, **Riley Paul Jones, a single person**, does hereby Convey to **Joseph Anthony Loffredo, an unmarried person**, the following described real estate in **Madison County, Iowa**:

**The East Half (½) of Lot Four (4), EXCEPT the West 73 feet thereof, of HUTCHINGS ADDITION, an Official Plat, now included in and forming a part of the City of Winterset, Madison County, Iowa**

**Locally known as: 603 West Hutchings Street, WINTERSET, IA 50273**

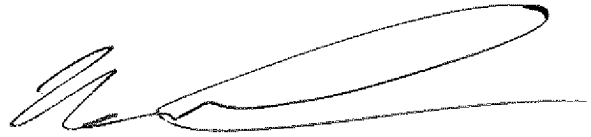
Subject to all covenants, restrictions and easements of record.

**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 acknowledgement hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.


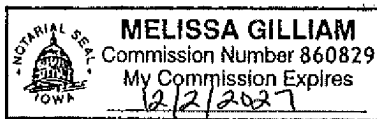
Dated: 5/29/25



Riley Paul Jones

STATE OF Iowa COUNTY OF Polk

This record was acknowledged before me on 29<sup>th</sup> day of May, 2025 by  
**Riley Paul Jones.**



Notary Public in and for said State