

**\$310,000**

BK: 2025 PG: 1648  
Recorded: 6/30/2025 at 9:12:47.0 AM  
Pages 2  
County Recording Fee: \$17.00  
Iowa E-Filing Fee: \$3.00  
Combined Fee: \$20.00  
Revenue Tax: \$495.20  
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: Baylie Speer and Dawson Frost 221 N. 15th Ave., WINTERSET, IA 50273  
Taxpayer Information: Baylie Speer and Dawson Frost 221 N. 15th Ave., WINTERSET, IA 50273

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## **WARRANTY DEED**

For the consideration of One (\$1.00) Dollar and other valuable consideration, **Travis Scheel and Sarah Scheel, a married couple**, do hereby Convey to **Baylie Speer and Dawson Frost, both single persons**, the following described real estate in **Madison County, Iowa**:

**Lot Four (4) of Maple Lane Estates, an Addition to the City of Winterset, Madison County, Iowa**

**Locally known as: 221 N. 15th Ave., WINTERSET, IA 50273**

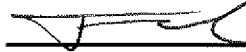
Subject to all covenants, restrictions and easements of record.

**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**

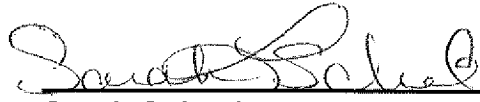
Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have good and lawful authority to sell and convey the real estate; that the real estate is free and clear of all liens and encumbrances except as may be above stated; 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: 06/26/2025



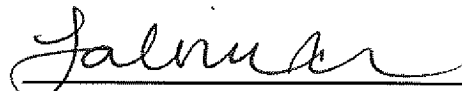
**Travis Scheel**



**Sarah Scheel**

STATE OF Iowa COUNTY OF Madison

This record was acknowledged before me on 26 day of June, 2025 by  
**Travis Scheel and Sarah Scheel, a married couple.**



**Notary Public in and for said State**

