

BK: 2025 PG: 2417
Recorded: 9/10/2025 at 10:11:32.0 AM
Pages 2
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$0.00
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

QUIT CLAIM DEED
Recorder's Cover Sheet

Preparer Information:

Jeffrey A Kelso, 2830 100th Street, Suite 106, Urbandale, IA 50322, Tel: 515-278-4200

Taxpayer Information:

Ryan J. Dea, 1030 Badger Creek Road, Van Meter, IA 50261

Return Document To:

Jeffrey A Kelso, 2830 100th Street, Suite 106, Urbandale, IA 50322

Grantor:

Lindsay M. Dea

Grantee:

Ryan J. Dea

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



QUIT CLAIM DEED

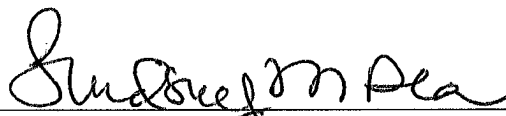
For the consideration of One Dollar and other valuable consideration, Lindsay M. Dea, a single person, does hereby quit claim to Ryan J. Dea, all her right, title, interest, estate, claim, and demand in the following-described real estate in Madison County, Iowa:

The South Half (1/2) of the Northeast Quarter (1/4) of Section One (1), Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, EXCEPT the South 18 rods of the West 36 rods thereof, AND EXCEPT Parcel "C" located in the Southwest Quarter (1/4) of the Northeast Quarter (1/4) of said Section One (1), containing 7.57 acres, as shown in Plat of Survey filed in Book 2014, Page 438 on February 26, 2014, in the Office of the Recorder of Madison County, Iowa.

This deed is exempt according to Iowa Code 428A.2(16).

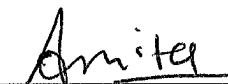
The undersigned hereby relinquishes all rights of dower, homestead, and distributive share in and to the real estate. Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Dated: Aug 13, 2025


Lindsay M. Dea, *Grantor*

STATE OF IOWA, COUNTY OF Dallas

This record was acknowledged before me on August, 13th, 2025,
by Lindsay M. Dea, a single person.


Notary Public in and for the State of Iowa

