



Document 2025 2996

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BRANDY MACUMBER, COUNTY RECORDER
MADISON COUNTY IOWA

This instrument prepared by:

ANDI K. DYAR THE REAL ESTATE SERVICE CENTER, 7101 VISTA DRIVE, WEST DES MOINES IA 50266; Phone # (515) 278-2226

Return document to and mail tax statements to:

Levi McDaniel and Paloma Lizbeth Torres Barron, 455 NW 2nd St., Earlham, IA 50072

CORRECTIVE WARRANTY DEED

P2503686

Legal: The East 164 feet and 1 inch of Lot Four (4) in Block Two (2), except the East 77.5 feet thereof, and also except the North 15 feet of the East 80 feet thereof of CHRISTOPHER WILSON'S ADDITION to the Town of Earlham, Madison County, Iowa

Address: 455 NW 2nd St., Earlham, IA 50072

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Dominic J. Giegerich and Valerie Giegerich, a married couple**, hereby conveys the above-described real estate to **Leevi D. Wilson**, a married person.

****This deed is being recorded to correct an error contained in the notary block of the original Warranty Deed filed March 2, 2020 in Book 20200, Page 638 and is therefore exempt from transfer tax pursuant to Iowa Code §428A.2(10).****

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 § 558.69, and therefore this transaction is exempt from the requirement to submit a groundwater hazard statement.

SUBJECT TO ALL COVENANTS, RESTRICTIONS, AND EASEMENTS OF RECORD

Grantor does hereby covenant with Grantee, and successors in interest, that said Grantor holds the real estate by title in fee simple; that the Grantor 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 Grantor 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, and as masculine or feminine gender, according to the context.

STATE OF Nevada)
) SS:
COUNTY OF Clark)

On this 21st day of October 2025
before me the undersigned, a Notary Public in and for said
State, personally appeared, **Dominic J. Giegerich**
and **Valerie Giegerich**, a married couple, to me known
to be the identical persons named in and who
executed the foregoing instrument and acknowledged
that the persons executed the same as that person's
voluntary act and deed.

Vickey Beglari

Notary Public in and for said State

Dated: October 21, 2025

Dominic J. Giegerich

Dominic J. Giegerich

Valerie Giegerich

Valerie Giegerich

08/25/2027

Notarized remotely using audio-video communication technology via Proof.



Vickey Beglari
NOTARY PUBLIC
STATE OF NEVADA
Appt. No. 23-3998-01
Expires August 25, 2027