



Document 2025 3470

Book 2025 Page 3470 Type 03 002 Pages 3

Date 12/19/2025 Time 3:52:03PM

Rec Amt \$17.00 Aud Amt \$10.00

BRANDY MACUMBER, COUNTY RECORDER
MADISON COUNTY IOWA

QUIT CLAIM DEED
Recorder's Cover Sheet

Preparer Information: Trevor J. Heimbaugh, 101 1/2 W. Jefferson, Winterset, IA 50273, Tel: 515-462-3731

Taxpayer Information: Broken Bar E Cattle Company, LLC, 2491 State Hwy 192, Winterset, IA 50273

Return Document To: Broken Bar E Cattle Company, LLC, 2491 State Hwy 192, Winterset, IA 50273

Grantors: Jess Carl Edward Erdman and Natalie Renee Erdman

Grantees: Broken Bar E Cattle Company, LLC

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, Jess Carl Edward Erdman and Natalie Renee Erdman, Husband and Wife, do hereby Quit Claim to Broken Bar E Cattle Company, LLC, a limited liability company organized and existing under the laws of Iowa, our right, title, interest, estate, claim and demand in the following described real estate in Madison County, Iowa:

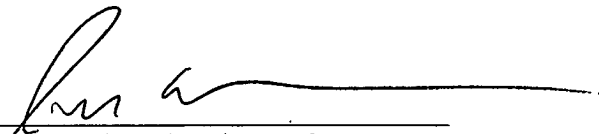
The Southwest Quarter (1/4) of the Northwest Quarter (1/4) except the East 3 1/4 acres thereof, and the West Half (1/2) of the Southwest Quarter (1/4) except Parcel "C" filed in Book 2016, Page 3369, of Section Twenty-seven (27); the South Half (1/2) of the Southwest Quarter (1/4) of the Northeast Quarter (1/4), and the Southeast Quarter (1/4) of the Northeast Quarter (1/4), and the Southeast Quarter (1/4) except Parcel "D" filed in Book 2019, Page 2289, of Section Twenty-eight (28) except the Northeast Quarter (1/4) of the Southeast Quarter (1/4) of Section Twenty-eight (28), all in Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa.

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.


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: 12-19-25.



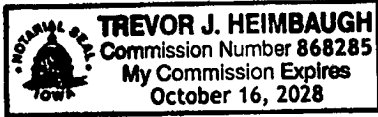
Jess Carl Edward Erdman, Grantor



Natalie Renee Erdman, Grantor

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on December 19, 2025 by
Jess Carl Edward Erdman and Natalie Renee Erdman.



A handwritten signature in black ink, appearing to read "T. J. Heimbaugh", written over a horizontal line.

Signature of Notary Public