

BK: 2025 PG: 405
Recorded: 2/12/2025 at 2:51:09.0 PM
Pages 1
County Recording Fee: \$12.00
Iowa E-Filing Fee: \$3.22
Combined Fee: \$15.22
Revenue Tax: \$0.00
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

Return & Prepared by: PA HENRICHSEN, HENRICHSEN LAW OFFICE 10430 NEW YORK AVE SUITE B
URBAN DALE IOWA 50322 PHONE 515.727.5330 ; email: pa@henrichsenlawoffice.com
Taxpayer: MATTHEW E COLE & KARLEY A COLE, 10016 TANGLEWOOD DR, URBAN DALE, IA 50322
QUIT CLAIM DEED

For the consideration of ONE Dollar(s) and other valuable consideration, MATTHEW E COLE AND KARLEY A COLE, a married couple do hereby Quit Claim to MK Cole Real Estate LLC all our right, title, interest, estate, claim and demand in the following described real estate in MADISON County, Iowa:

The West One-third ($\frac{1}{3}$) of Lot Three (3) in Block Three (3) of Wilson's Addition to the Town of Earlham, Madison County, Iowa, and The East Half ($\frac{1}{2}$) of the West Two-thirds ($\frac{2}{3}$) of Lot Three (3) in Block Three (3) of Wilson's Addition to the Town of Earlham, Madison County, Iowa, EXCEPT the East 70 feet of the East Half ($\frac{1}{2}$) of the West Two-thirds ($\frac{2}{3}$) of Lot Three (3) in Block Three (3) of Wilson's Addition to the Town of Earlham, Madison County, Iowa.

LKA- 440 Lynn NW, Earlham, IA 50072

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.

428A.2 Exceptions. 21. Deeds in which the consideration is five hundred dollars or less.

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: 2/12/25 Matthew E Cole MATTHEW E COLE & Karley A Cole KARLEY A COLE

STATE OF IOWA, COUNTY OF Polk

This instrument was acknowledged before me on February 4th 2025, by MATTHEW E COLE & KARLEY A COLE.

(Legal)

Chris Seeley Notary Public

