



Document 2025 869

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Date 4/11/2025 Time 1:25:58PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$1,159.20

Rev Stamp# 123 DOV# 123

INDX

ANNO

SCAN

BRANDY MACUMBER, COUNTY RECORDER

MADISON COUNTY IOWA

CHEK

\$725,000.00

Preparer: Andrew J. Zbaracki, 2202 Woodlands Parkway, Clive, IA 50325, (515) 518-6306

Tax Statement

Return to: James Nicholas Wolfe and Rebeka Wolfe, 2990 214th Trail, Winterset IA 50273 *Wm/599131111*

$\frac{1}{2}$

WARRANTY DEED

For the consideration of One (\$1.00) Dollar and other valuable consideration, **Alesia Gray a/k/a Alesia Endres, a single person** (the "Grantor"), does hereby Convey to **James Nicholas Wolfe and Rebeka Wolfe** (the "Grantees"), as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate:

Parcel "C", which includes and replaces all of Parcel "A" and Parcel "B", in the Southeast Quarter (¼) of the Southeast Quarter (¼) of Section Thirty-two (32), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, containing 20.000 acres, as shown in Plat of Survey filed in Book 2002, Page 1895 on April 22, 2002, in the Office of the Recorder of Madison County, Iowa.



Subject to all covenants, restrictions and easements of record.

Grantor does hereby covenant with Grantees, and successors in interest, that Grantor holds the real estate by title in fee simple; that 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.

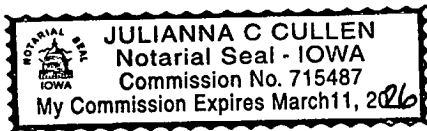
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Dated the 9 day of April, 2025.

Alesia Gray
Alesia Gray a/k/a Alesia Endres (Grantor)

STATE OF Iowa, COUNTY OF Madison

This record was acknowledged before me on April 9th, 2025, by Alesia Gray a/k/a Alesia Endres.



Julianna Cullen
Notary Public