

BK: 2025 PG: 943  
Recorded: 4/22/2025 at 8:13:23.0 AM  
Pages 2  
County Recording Fee: \$17.00  
Iowa E-Filing Fee: \$3.32  
Combined Fee: \$20.32  
Revenue Tax: \$0.00  
BRANDY L. MACUMBER, RECORDER  
Madison County, Iowa

**Return To:** Fred J. Kreykes, 700 Main St., Ste 201, Pella, Iowa 50219  
**Taxpayer:** Ryan Hussong and Keri Lane, 2518 160<sup>th</sup> St., Van Meter, IA 50261  
**Preparer:** Fred J. Kreykes, 700 Main St., Ste 201, Pella, Iowa 50219, Phone: (641) 628-2383

## WARRANTY DEED

Keri Lane and Ryan Hussong, wife and husband, hereby convey to The Hulawe Family Trust dated April 18, 2025, the following described real estate in Madison County, Iowa:

Parcel "D" located in the Southwest Quarter (SW ¼) of the Southwest Quarter (SW ¼) of Section Thirty-four (34), Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5<sup>th</sup> P.M., Madison County, Iowa, as shown in Plat of Survey filed in Book 3, Page 281 on July 1, 1998 in the Office of the Recorder of Madison County, Iowa.

The Grantors are the sole lifetime beneficiaries of the revocable living Trust. The Grantors retain full control and possession of the real estate, which is the homestead and personal residence of the Grantors prior to and after it is conveyed to the Trust.

Exempt - Iowa Code Section 428A.2(21) - conveyance by the Grantors to their revocable living trust without any consideration.


The Grantors are the sole lifetime beneficiaries of the revocable living Trust. The Grantors retain full control and possession of the real estate, which is the homestead and personal residence of the Grantors prior to and after it is conveyed to the Trust.


Grantors hereby covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have 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 grantors Covenant 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.

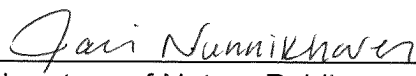
Dated: April 18, 2025.

  
\_\_\_\_\_  
Keri Lane

  
\_\_\_\_\_  
Ryan Hussong

STATE OF IOWA, COUNTY OF MARION

This record was acknowledged before me on April 18, 2025, by Keri Lane and Ryan Hussong, wife and husband.

  
\_\_\_\_\_  
Signature of Notary Public

