BK: 2026 PG: 3242
Recorded: 11/2/2026 at 8:25:31.0 AM
Pages 2
County Recording Fee: $17.00
Iowa E-Filing Fee: $3.00
Combined Fee: $20.00
Revenue Tax: $1,124.80
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

$703,333.00

SPACE ABOVE FOR RECORDER

Preparer: Andrew J. Zbaracki, 2202 Woodlands Parkway, Clive IA 50325; (515) 518-6306
Tax Statement
& Return to: Zach Prieve and Bailey Prieve, 2176 114th Ct., Winterset, IA 50273-8478

# WARRANTY DEED

For the consideration of One Dollar ($1.00) and other valuable consideration, **Sage Homes, Inc., an Iowa Corporation**, does hereby convey to **Zach Prieve and Bailey Prieve, a married couple,** as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate:

Lots Four (4) and Five (5) of Scenic Ridge Subdivision, located in the Northeast Quarter (1/4) of Section Twelve (12), Township Seventy-seven (77) North, Range Twenty-eight (28) West of the 5th P.M., Madison County.

Subject to all covenants, restrictions and easements of record.

The Corporation hereby covenants with grantees, and successors in interest, that it holds the real estate by title in fee simple; that it 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 it 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, according to the context.

Dated: 10/27/26.

Sage Homes, Inc, an Iowa Corporation

By _____

**Printed Name:** Thomas C Pickard

**Title:** President

STATE OF **IOWA**, COUNTY OF Polk

This record was acknowledged before me this 27th day of October, 2026, by Thomas C Pickard, as President, of Sage Homes, Inc.

KRISTINA LEEK
Commission Number 789675
My Commission Expires
April 28, 2027

_____
Notary Public in and for the State of Iowa

My Commission Expires: 4/28/27