$785,000.00

BK: 2026 PG: 3331
Recorded: 11/9/2026 at 10:15:19.0 AM
Pages 2
County Recording Fee: $22.00
Iowa E-Filing Fee: $3.00
Combined Fee: $25.00
Revenue Tax: $1,255.20
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

Preparer: Danielle Guisinger, 5022 Grand Ridge Dr. Ste 100, WDM IA 50265 515-864-9370

Return To: Aaron Hoefle and Ali Hoefle, 2949 214th Trail, Winterset, IA 50273

Taxpayer Information: Aaron Hoefle and Ali Hoefle, 2949 214th Trail, Winterset, IA 50273

WARRANTY DEED

For the consideration of One ($1.00) Dollar(s) and other valuable consideration, **Lower 48, LLC, a Limited Liability Company,** organized and existing under the laws of the State of Iowa does hereby Convey to **Aaron Hoefle and Ali Hoefle**, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate:

The Northeast Quarter (¼) of the Northeast 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; AND All that part of the Southeast Quarter (¼) of the Southeast Quarter (¼) of Section Twenty-nine (29), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, lying South of Middle River.

Subject to all covenants, restrictions and easements of record.

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

The grantor 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, and as masculine or feminine gender, according to the context.

Dated: 10/29/26

Lower 48, LLC, an Iowa Limited Liability Company

By: _____

Ryan Rock
Printed Name

Member
Title

STATE OF Iowa)
) ss:
COUNTY OF Polk)

This record was acknowledged before me on 10/29/26 by Ryan Rock as Member of Lower 48, LLC, an Iowa Limited Liability Company.

Faith A. Baker
Notary Public in and for said State

FAITH A. BAKER
Commission Number 830334
My Commission Expires
February 23, 2027