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Date 11/12/2026 Time 11:48:52AM
Rec Amt $12.00 Aud Amt $5.00
Rev Transfer Tax $658.40
Rev Stamp# 416 DOV# 397

BRANDY MACUMBER, COUNTY RECORDER
MADISON COUNTY IOWA

$412,000.00

**Return To:** Jane E. Rosien, P.O. Box 67, Winterset, IA 50273-0067
**Taxpayer:** Jarin Gamet and Audrey Gamet, 703 N. 10th Avenue, Winterset, IA 50273
**Preparer:** Jane E. Rosien, 114 E. Jefferson Street, P.O. Box 67, Winterset, IA 50273-0067, Phone: (515) 462-4912

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# WARRANTY DEED

For the consideration of ---- Four Hundred Twelve Thousand Dollars ---- and other valuable consideration, Benjamin J. Baker, a Single Person, does hereby Convey to Jarin Gamet and Audrey Gamet, a Married Couple, as Joint Tenants with Full Rights of Survivorship and Not as Tenants in Common, the following described real estate in Madison County, Iowa:

**Lot Nine (9) of Corkrean & Watts Addition Plat Six (6), an Addition to the City of Winterset, Madison County, Iowa.**

**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.**

Grantor does hereby Covenant with Grantees, and successors in interest, that Grantor holds the real estate by title in fee simple; that he 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. 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: ~~October~~ November 10, 2026.

Benjamin J. Baker

STATE OF IOWA, COUNTY OF Polk

This record was acknowledged before me on ~~October~~ November 10, 2026, by Benjamin J. Baker.

Signature of Notary Public

MATTHEW D. KERN
Commission Number 170485
My Commission Expires
July 23, 2029