



Document 2012 3553

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Date 11/26/2012 Time 2:15 PM  
Rec Amt \$7.00 Aud Amt \$5.00

INDX ✓  
ANNO  
SCAN  
CHEK

LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

✓ Return To: same  
Mail Tax Statement To: William B. Wagner, 1489 Prairieview Ave., Van Meter, IA 50261  
Instrument Prepared By: Lynne W. Hines, 701 East Court Avenue Suite A, Des Moines, IA 50309; 515-274-1542

**QUIT CLAIM DEED**

For the consideration of One (1) Dollar and other valuable consideration, Diane L. Kusel, now known as Diane L. Wagner, a single person, does hereby Quit Claim to William B. Wagner, a single person, all my right, title, interest, estate, claim and demand in the following described real estate in Madison County, Iowa:

Parcel A S 1/2 SE W of Road **28-77-27**

Subject to easements and restrictions of record.

This deed is given in compliance with a decree of dissolution of marriage and is exempt from Iowa Transfer Tax pursuant to Iowa Code Section 428A.2(16).

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 this 26<sup>th</sup> day of November, 2012.

Diane L. Wagner  
DIANE L. WAGNER,  
formerly known as Diane L. Kusel

STATE OF IOWA            )  
  )  
  )        ss:  
COUNTY OF POLK        )

On this 26 day of November, 2012, before me, a Notary Public in and for said County and State, personally appeared Diane L. Wagner, formerly known as Diane L. Kusel, to me known to be the identical person named in and who executed the within and foregoing instrument, and acknowledged that s/he executed the same as her voluntary act and deed.

Lynne Wallin Hines  
Notary Public in and for the State of Iowa

Lynne Wallin Hines  
(Printed Signature of Notary Public)

