

BK: 2016 PG: 319
Recorded: 2/5/2016 at 10:30:07.0 AM
Fee Amount: \$22.00
Revenue Tax: \$0.00
LISA SMITH RECORDER
Madison County, Iowa

PREPARED BY:
Jessica Cullom
2328 E 40th St
Des Moines, IA 50317

**RECORDING REQUESTED BY
AND WHEN RECORDED MAIL TO:**
Ryan J. Rivera
8120 Wellington Blvd
Johnston, IA 50131

MAIL TAX STATEMENTS TO:
Ryan J. Rivera
8120 Wellington Blvd
Johnston, IA 50131

SPACE ABOVE THIS LINE FOR RECORDER'S USE ONLY

This document is exempt from the declaration of value reporting requirements as enumerated in Iowa Code Section 428A.2 subsection 21.

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

THIS QUITCLAIM DEED, made and entered into on the 7th day of July 2015, 2015, between Joseph's Properties, LLC, whose address is 8020 Douglas Ave, Urbandale, Iowa 50322("Grantor"), and Ryan J. Rivera, a married person, whose address is 8120 Wellington Blvd, Johnston, Iowa 50131 ("Grantee").

For and in consideration of the sum of One Dollar (\$1.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Grantor hereby

Remises, Releases, AND FOREVER Quitclaims to Grantee, the property located in Madison County, Iowa, described as:

Lot One (1) in Block One (1) of Danforth's Second Addition to the Town of Winterset, Madison County, Iowa

Prior instrument reference: General Warranty Deed, Volume/Book 2014, Page 3140, Document No. 2014 3140, of the Recorder of Madison, Iowa, recorded Monday, December 15, 2014.

SUBJECT TO all, if any, valid easements, rights of way, covenants, conditions, reservations and restrictions of record.

Grantor grants all of the Grantor's rights, title and interest in and to all of the above described property and premises to the Grantee, and to the Grantee's heirs and assigns forever in fee simple, so that neither Grantor nor Grantor's heirs legal representatives or assigns shall have, claim, or demand any right or title to the property, premises, or appurtenances, or any part thereof.

Tax/Parcel ID Number: 820003501040000

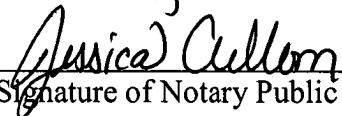
IN WITNESS WHEREOF the Grantor has executed this deed on the 7th day of July, 2015.

7-7-15
Date


Joseph's Properties, LLC, Grantor

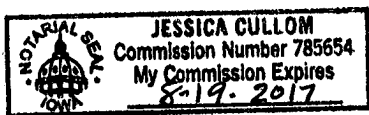
State of Iowa
County of Polk

This instrument was acknowledged before me on the 7th day of July, 2015, by Ryan Rivera.


Signature of Notary Public

Title (or Rank for Military Personnel)

(Seal or Stamp)



IN WITNESS WHEREOF the Grantee has executed this deed on the 7th day of July, 2015.

7-7-15
Date

[Signature]
Ryan J. Rivera, Grantee

State of Iowa
County of Polk

This instrument was acknowledged before me on the 7th day of July, 2015, by Ryan Rivera.

[Signature]
Signature of Notary Public

Title (or Rank for Military Personnel)

(Seal or Stamp)

