



Document 2017 1034

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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

EJ

Preparer Information/Return To: Bernard L. Spaeth, Jr. 699 Walnut Street, Suite 2000 Des Moines, IA 50309 515-288-6041
Individual's Name Street Address City Phone

Address Tax Statement: Kristen Jeannene Welch, 1671 Highway 169, Winterset, Iowa 50273

QUIT CLAIM DEED

For the consideration of One Dollar (\$1.00) and other valuable consideration, Ralph Timothy Welch, a single person, does hereby Quit Claim to Kristen Jeannene Welch all his right, title, interest, estate, claim and demand in the following described real estate in Madison County, Iowa:

Parcel "D", located in the Southeast Quarter (SE ¼) of Section One (1), Township Seventy-six (76) North, Range Twenty-eight (28) West and in the Southwest Quarter (1/4) of Section Six (6), Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th P.M., all in Madison County, Iowa, containing 63.004 acres, as shown in Amended Plat of Survey filed in Book 3, Page 505 on October 29, 1999 in the Office of the Recorder of Madison County, Iowa, EXCEPT Parcel "E", a part of Parcel "D", containing 23.323 acres, as shown in Plat of Survey filed in Book 2002, Page 5913 on December 4, 2002, in the Office of the Recorder of Madison County, Iowa, AND EXCEPT Parcel "F", a part of Parcel "D", containing 19.174 acres as shown in Plat of Survey filed in Book 2002, Page 5913 on December 4, 2002, in the Office of the Recorder of Madison County, Iowa.

and locally described as:

1671 Highway 169, Winterset, Iowa

THIS IS A TRANSFER OF TITLE IN CONNECTION WITH A DISSOLUTION MATTER AND, THEREFORE, IS NOT SUBJECT TO A TRANSFER TAX/FEE. THIS IS EXEMPT PURSUANT TO IOWA CODE § 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 29 Day of MARCH, 2017

Ralph Timothy Welch, A Single Person

STATE OF IOWA, COUNTY OF WAPELLO ss.

On this 29 day of MARCH, 2017, before me, the undersigned, a Notary Public in and for said State, personally appeared Ralph Timothy Welch, to me known to be the identical person named in and who executed the foregoing instrument and acknowledged that he executed the same as his voluntary act and deed.

NOTARY PUBLIC, STATE OF IOWA

