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Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$16.80

Rev Stamp# 305 DOV# 310

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

INDX

ANNO

SCAN

CHEK

Prepared by:
Ferrellgas Real Estate Dept.
One Liberty Plaza,
Liberty, MO 64068
816-792-1600

Address Tax Statements to:
Todd & Nicole Kitzerow
2488 Bevington Park Rd.,
Saint Charles, IA 50273

Please Return to:
Todd & Nicole Kitzerow
2488 Bevington Park Rd.,
Saint Charles, IA 50273

QUIT-CLAIM DEED

STATE OF IOWA
MADISON COUNTY

THIS QUIT-CLAIM DEED, is made this 14th day of July, 2017, by and between FERRELLGAS, L.P. a Delaware limited partnership, Grantor, and TODD KITZEROW AND NICOLE KITZEROW, a husband and wife, Grantee.

WITNESSETH, that the said Grantor, for and in consideration of Ten (\$10.00) Dollars and other valuable consideration in hand paid at and before the sealing and delivery of these presents, the receipt and sufficiency whereof are hereby acknowledged, by these presents does BARGAIN, SELL, REMISE, RELEASE, TRANSFER, CONVEY and forever QUIT-CLAIM unto the Grantee all of the Grantor's right, title, interest, claim, or demand in and to that tract or parcel of land situate, lying and being in the City of St. Charles, Madison County, Iowa, being more particularly described on follows:

Commencing at the Southwest corner of the SW/4 of Section 13, in Township 75 North, of Range 26 West of the 5th P.M., thence East on the South line of said section 248.75 feet, thence North 208.75 feet, thence West parallel with the South line of said section 248.75 feet, thence South on the West line of said section to the place of beginning, containing 1 acre, more or less, exclusive of the public highway running North and South along the West line of said Section 13.

TO HAVE AND TO HOLD said property unto Grantee, so that neither Grantor nor any person or persons claiming under Grantor shall at any time or by any means or ways, have, claim or demand any right or title to said property or appurtenances.

Grantor has not and does not make any representation or warranty to Grantee concerning the physical condition of the real property hereby conveyed. Grantee, having full opportunity to investigate said real property and its physical condition, is relying solely on its own judgment as to such matters. Grantee, for itself and its heirs and assigns, is accepting the deed and taking possession AS-IS, WHERE-IS, and shall make no claim, demand or notice against Grantor on account of the condition of the real property.

Whenever there is a reference herein to the Grantor or the Grantee, the singular includes the plural and the masculine includes the feminine and the neuter, and said terms include and bind the heirs, executors, administrators, successors and assigns of the parties hereto.

