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Book 2018 Page 128 Type 03 002 Pages 1
Date 1/11/2018 Time 10:52:46AM
Rec Amt \$7.00 Aud Amt \$5.00

INDX
ANNO
SCAN

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK



QUIT CLAIM DEED

Return to: Jane E. Rosien, 114 E. Jefferson Street, P.O. Box 67, Winterset, IA 50273-0067

Preparer: Jane E. Rosien, 114 E. Jefferson Street, P.O. Box 67, Winterset, IA 50273-0067, (515) 462-4912

Taxpayer: Michael G. Rhoads and Jennifer L. Rhoads, 1921 N. John Wayne Drive, Winterset, IA 50273

For the consideration of A Gift from Parent to Child----- Dollar(s) and other valuable consideration, Jim M. Rhoads and Rox Ann Rhoads, Husband and Wife,

do hereby

Quit Claim to Michael G. Rhoads and Jennifer L. Rhoads, as Joint Tenants with Full Rights of Survivorship and Not as Tenants in Common, all our right, title, interest,

estate, claim and demand in the following described real estate in MADISON County, Iowa:

An undivided one-half interest in and to: Parcel "D" a part of the East One-Half of the Southeast Quarter (E½ SE¼) except the South thirty (30) acres thereof in Section Thirty (30), Township Seven-five (75) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa as shown by the Plat of Survey dated and filed for record on December 11, 2017 in the Madison County Recorder's Office in Book 2017 at Page 3873. **This transfer is from parent to child without actual consideration and is exempt from transfer tax under Iowa Code Section 428A.2(11).**

Each of 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: January 10, 2018

Jim M. Rhoads
Jim M. Rhoads (Grantor)

Rox Ann Rhoads
Rox Ann Rhoads (Grantor)

(Grantor)

(Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on January 10, 2018, by Jim M. Rhoads and Rox Ann Rhoads



Carla J Vasey
Signature of Notary Public