



Document 2019 345

Book 2019 Page 345 Type 03 002 Pages 3

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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK



QUIT CLAIM DEED
THE IOWA STATE BAR ASSOCIATION
Official Form No. 106
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

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

Taxpayer Information: (Name and complete address)

Rod Wedemeyer and Dorothy Wedemeyer, 2946 St. Charles Road, St. Charles, IA 50240

Return Document To: (Name and complete address)

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

Grantors:

Rod Wedemeyer
Dorothy Wedemeyer

Grantees:

Rod Wedemeyer
Dorothy Wedemeyer

Legal description: See Page 2

Document or instrument number of previously recorded documents:

N/A



QUIT CLAIM DEED

For the consideration of Estate Planning----- Dollar(s) and other valuable consideration, Rod Wedemeyer and Dorothy Wedemeyer, Husband and Wife, do hereby Quit Claim to Rod Wedemeyer and Dorothy Wedemeyer, 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: For Legal Description see Exhibit "A" attached hereto and by this reference incorporated herein.

This deed is exempt according to Iowa Code 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 23, 2019

Rod Wedemeyer (Grantor)

Dorothy Wedemeyer (Grantor)

(Grantor)

(Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on January 23, 2019, by Rod Wedemeyer and Dorothy Wedemeyer



Signature of Notary Public

EXHIBIT "A"

The Northwest Quarter (¼) of the Northwest Quarter (¼) and the North Ten (10) Acres of the Southwest Quarter (¼) of the Northwest Quarter (¼) in Section Twenty (20), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa,

AND

The Southwest Quarter (¼) of the Southwest Quarter (¼) of Section Seventeen (17), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, excepting therefrom a tract described as follows: Beginning at the Northeast Corner of said Southwest Quarter (¼) of the Southwest Quarter (¼); thence South 00°00'00" 726.71 feet along the East line of said Southwest Quarter (¼) of the Southwest Quarter (¼); thence South 46°40'45" West 113.93 feet; thence North 43°29'39" West 48.16 feet; thence South 80°16'21" West 210.70 feet; thence North 07°03'45" West 147.30 feet; thence North 44°42'36" West 211.02 feet; thence North 18°39'42" West 188.67 feet; thence North 07°04'48" East 296.04 feet to the North line of said Southwest Quarter (¼) of the Southwest Quarter (¼); thence North 85°54'00" East 515.48 feet to the point of beginning. Said excepted parcel contains 8.319 Acres including 0.316 Acres of County Road Right of Way,

AND

The North Half (½) of the Southeast Quarter (¼) of the Northeast Quarter (¼) of Section Nineteen (19), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa; and a parcel of land described as commencing at the Southeast Corner of the Northeast Quarter (¼) of the Northeast Quarter (¼) of Section Nineteen (19), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa; thence North 00°05' East 765.4 feet to the center of Jones Creek; thence following the meanderings of Jones Creek in a northwesterly direction to a point on the West line of said Northeast Quarter (¼) of the Northeast Quarter (¼); thence South 00°00' along said West line 192.0 feet; thence southeasterly along a 573.0 foot radius curve concave northeasterly 356.0 feet; thence South 35°38' East 191.0 feet; thence southeasterly along a 881.5 foot radius curve concave southwesterly 327.7 feet; thence South 14°20' East 120.0 feet; thence southwesterly along a 163.7 foot radius curve concave southerly 298.4 feet; thence North 89°54' West 231.3 feet to west line of said Northeast Quarter (¼) of the Northeast Quarter (¼); thence South 00°03' West along said West line 9.0 feet to the Southwest Corner of said Northeast Quarter (¼) of the Northeast Quarter (¼); thence North 86°59' East 1315.5 feet to point of beginning. Said parcel contains 28.11 Acres more or less including 1.3 Acres of County Road Right of Way.