

\$365000.00

BK: 2023 PG: 2722
Recorded: 11/3/2023 at 3:48:34.0 PM
Pages 2
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$583.20
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

WARRANTY DEED
Recorder's Cover Sheet

Preparer Information: Adam Doll, 1009 Main Street, Adel, IA 50003-1454, Ph: 515-697-4282

Taxpayer Information: Clint C. Hupp and Jennifer J. Moses, 280 NE Oak Avenue, Earlham, IA 50072

Return Document To: Hopkins & Huebner, Attn: Adam Doll, 1009 Main Street, Adel, IA 50003-1454

Grantors: Andrew A. Arnburg and Michelle R. Arnburg

Grantees: Clint C. Hupp and Jennifer J. Moses

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED

For the consideration of One Dollar (\$1.00) and other valuable consideration, Andrew A. Arnburg and Michelle R. Arnburg, a married couple, do hereby Convey to Clint C. Hupp and Jennifer J. Moses, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Warren County, Iowa:

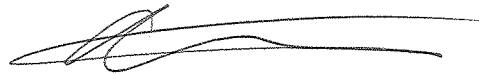
Lot Twenty-two (22) of Clearview Estates Plat 2, an Official Plat in the City of Earlham, Madison County, Iowa

There is no known private burial site, well, solid waste disposal site, underground storage tank, hazardous waste, or private sewage disposal system on the property as described in Iowa Code Section 558.69, and therefore the transaction is exempt from the requirement to submit a groundwater hazard statement.

Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have good and lawful authority to sell and convey the real estate; that the real estate is free and clear of all liens and encumbrances except as may be above stated; and grantors Covenant to Warrant and Defend the real estate against the lawful claims of all persons except as may be above stated. 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: 10-31-23

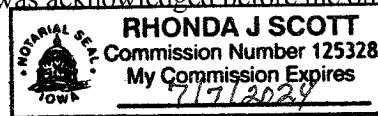


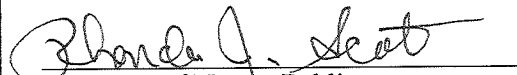
Andrew A. Arnburg, Grantor

STATE OF IOWA, COUNTY OF Dallas

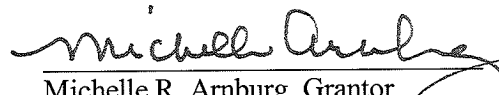
This record was acknowledged before me on _____ by
Andrew A. Arnburg.

Oct. 31, 2023 by




Signature of Notary Public

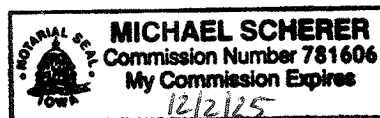
Dated: 11/1/23

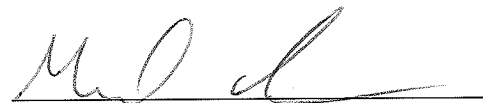

Michelle R. Arnburg, Grantor

STATE OF IOWA, COUNTY OF Madison

This record was acknowledged before me on _____ by
Michelle R. Arnburg.

November 1, 2023 by




Signature of Notary Public