

BK: 2024 PG: 1045  
Recorded: 5/15/2024 at 11:57:11.0 AM  
Pages 2  
County Recording Fee: \$17.00  
Iowa E-Filing Fee: \$3.00  
Combined Fee: \$20.00  
Revenue Tax: \$372.80  
BRANDY L. MACUMBER, RECORDER  
Madison County, Iowa

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**Preparer:** Danielle Guisinger, 1055 Jordan Creek Pkway Ste 200, West Des Moines, IA 50266  
5158649370

**Return To and Taxpayer Information:**  
Samuel Applegate, 135 NE Cherry Ave., Earlham IA 50072

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## WARRANTY DEED

For the consideration of One (\$1.00) Dollar and other valuable consideration, **Amy L. Willem, a single person**, does hereby Convey to **Samuel Applegate and Tania Applegate, a married couple**, as joint tenants with full rights of survivorship and not as tenants in common in the following described real estate:

**Lot Two (2) in Block One (1) of the Original Town of Earlham, Madison County, Iowa**

Subject to all covenants, restrictions and easements of record.

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

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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: 05/07/2024

Amy Lynn Willem  
Signed on 20240507 12:33:08 -5:00

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Amy L. Willem

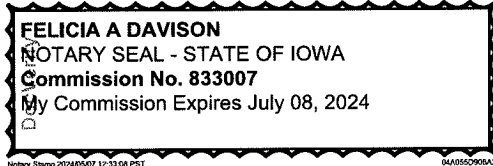
STATE OF Iowa )  
 ) SS:  
COUNTY OF Dallas )

This record was acknowledged before me on 05/07/2024,  
by Amy L. Willem, a single person

  
Signed on 20240507 12:33:08 -5:00

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Notary Public in and for said State



Notarial act performed by audio-visual communication

