

\$248,000.00

BK: 2024 PG: 1404
Recorded: 6/19/2024 at 9:36:15.0 AM
Pages 2
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$396.00
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

This instrument prepared by:
JOSEPH F WALLACE, Simpson, Jensen, Abels, Fischer & Bouslog PC, 400 Locust St, Ste 400, Des Moines, IA 50309
Phone No.: (515)453-4684

Mail tax statements and return document to:
Mackenzie Taffae, 255 Locust SW, Earlham, IA 50072

WARRANTY DEED

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Tyler Dean Frank and Katherine Frank, a married couple**, does hereby convey unto **Mackenzie Taffae, a single person, and Nicholas Karis, a single person, as Joint Tenants with full rights of survivorship and not as Tenants in Common**, the following described real estate:

Lot Six (6) and the South Half (1/2) of Lot Five (5) in Block Seventeen (17), of the Original Town 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.

Order No.: 808-28805/MC

Tyler Dean Frank

Tyler Dean Frank

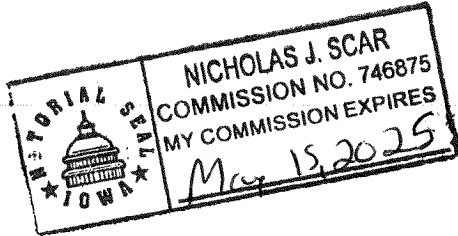
STATE OF IOWA, COUNTY OF Des Moines

This affidavit was signed and sworn to (or affirmed) before me this 15th day of June, 2021,
by Tyler Dean Frank.

[Signature]

Signature of Notary Public

COMMITMENT NO.:



Verification Code: