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Book 2024 Page 1796 Type 03 001 Pages 2

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BRANDY MACUMBER, COUNTY RECORDER  
MADISON COUNTY IOWA

CHEK

**WARRANTY DEED  
Recorder's Cover Sheet**

**Preparer Information:** Eric F. Turner, 1200 Grand Avenue, West Des Moines, IA 50265,  
Phone: 515-245-9509

**Taxpayer Information:** Gwen E. Cashman, 1310 Prairieview Ave., Van Meter, IA 50261

**Return Document To:** Eric F. Turner, 1200 Grand Avenue, West Des Moines, Iowa 50265

**Grantors:** Gwen E. Cashman

**Grantees:** Gwen E. Cashman, and/or any successors or assigns, as Trustee of the Gwen E. Cashman  
Revocable Trust

**Legal Description:** See Page 2

**Document or instrument number of previously recorded documents:**



WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration, Gwen E. Cashman, a single person, does hereby Convey to Gwen E. Cashman, and/or any successors or assigns, as Trustee of the Gwen E. Cashman Revocable Trust, the following described real estate in Madison County, Iowa:

The Northwest Quarter (1/4) of the Northwest Quarter (1/4), EXCEPT Amended Parcel "J" therein as set forth in the Plat of Survey of Amended Parcel "J" dated December 2, 2021, and recorded on December 6, 2021, in Book 2021, Page 4955, of the Madison County Recorder, all in Section Twenty-Two (22), Township Seventy-Seven (77) North, Range Twenty-Seven (27) West of the 5th P.M., Madison County, Iowa.

Subject to all covenants, restrictions, and easements of record

This deed is exempt according to Iowa Code 428A.2(21).

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: July 25, 2024.

Gwen E. Cashman, Grantor

STATE OF IOWA, COUNTY OF POLK

This record was acknowledged before me on July 25, 2024 by Gwen E. Cashman, a single person.

Signature of Notary Public

