



Document 2025 2105

Book 2025 Page 2105 Type 03 004 Pages 3
Date 8/11/2025 Time 9:26:01AM
Rec Amt \$17.00 Aud Amt \$5.00 INDX
Rev Transfer Tax \$319.20 ANNO
Rev Stamp# 296 DOV# 290 SCAN
BRANDY MACUMBER, COUNTY RECORDER CHEK
MADISON COUNTY IOWA

\$200,000¹

COURT OFFICER DEED
Recorder's Cover Sheet

Prepared by:

Matthew D. Hammes, AT0003112
LOCHER PAVELKA DOSTAL
BRADDY & HAMMES, LLC
421 West Broadway, Ste. 401
Council Bluffs, Iowa 51503
(402) 898-7000
Attorneys for the Co-Executors

Taxpayer Information:

Dylan Wagnerr
1355 North River Trail
Winterset, IA 50273

Return Document To:

Matthew D. Hammes
LOCHER PAVELKA DOSTAL
BRADDY & HAMMES, LLC
421 West Broadway, Ste. 401
Council Bluffs, Iowa 51503

Grantors:

John A. Jungman, III and Richard C. Jungman, Co-Executors of the Estate of Faye L. Jungman

Grantee:

Dylan Wagner

Legal Description:

Parcel "A" located in the Southeast Quarter (¼) of the Northeast Quarter (¼) of Section Nineteen (19), Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, containing 131,007 square feet (2.75 acres) more or less, as shown in Plat of Survey filed in Book 2025, Page 1171 on May 14, 2025, in the Office of the Recorder of Madison County, Iowa.

Document or instrument number of previously recorded documents:

Prepared by: LOCHER PAVELKA DOSTAL BRADY & HAMMES, LLC, Matthew D. Hammes #AT0003112, 421 West Broadway, Suite 401, Council Bluffs, IA 51503; Phone (402) 898-7000; Fax (402) 898-7130.

COURT OFFICER'S DEED

JOHN A. JUNGMAN, III and RICHARD C. JUNGMAN, Co-Executors for the Estate of FAYE L. JUNGMAN, Deceased, pursuant to their appointment as Co-Executors in the Iowa District Court for Madison County, Iowa, Case No. 05611 ESPR013552 (hereinafter collectively referred to as "Grantor"), for and in consideration of the sum of Ten and 00/100 Dollars (\$10.00), and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, conveys to **DYLAN WAGNER**, (hereinafter collectively referred to as "Grantee"), the real estate situated in the County of Madison, State of Iowa, legally described as follows, to-wit:

Parcel "A" located in the Southeast Quarter (¼) of the Northeast Quarter (¼) of Section Nineteen (19), Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, containing 131,007 square feet (2.75 acres) more or less, as shown in Plat of Survey filed in Book 2025, Page 1171 on May 14, 2025, in the Office of the Recorder of Madison County, Iowa.

subject to easements, reservations, covenants and restrictions of record.

Grantor covenants with Grantee that Grantor has legal power and lawful authority to convey the same.

IN WITNESS WHEREOF, Grantor has hereunto set their hand this 8th day of ^{Aug.}~~July~~, 2025.

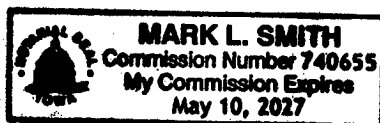
Estate of Faye L. Jungman, Grantor,

By: John A. Jungman, III

John A. Jungman, III, Co-Executor of the
Estate of Faye L. Jungman, Deceased


STATE OF Iowa)
COUNTY OF Madison)ss.

On this 8th day of ^{Aug.}~~July~~, 2025, before me, the undersigned, a Notary Public in and for said County and State, personally appeared John A. Jungman, III, to me personally known, who, being by me duly sworn, did state that he is the Co-Executor of the Estate of Faye L. Jungman, Deceased; that said instrument was signed on behalf of said Estate; and that John A. Jungman, III acknowledges the execution of said instrument to be the voluntary act and deed of said Estate, by it and by his voluntarily executed.



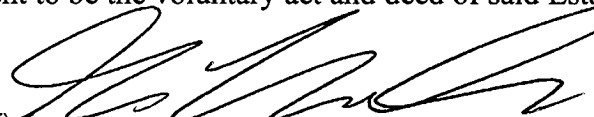
Mark L. Smith
Notary Public

Estate of Faye L. Jungman, Grantor,

By 
Richard C. Jungman, Co-Executor of the
Estate of Faye L. Jungman, Deceased

STATE OF Nebraska
COUNTY OF Douglas)ss.

On this 17 day of July, 2025, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Richard C. Jungman, to me personally known, who, being by me duly sworn, did state that he is the Co-Executor of the Estate of Faye L. Jungman, Deceased; that said instrument was signed on behalf of said Estate; and that Richard C. Jungman acknowledges the execution of said instrument to be the voluntary act and deed of said Estate, by it and by his voluntarily executed.


Notary Public

