



Document 2025 2677

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Date 10/03/2025 Time 8:39:10AM

Rec Amt \$12.00 Aud Amt \$5.00

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SCAN

BRANDY MACUMBER, COUNTY RECORDER  
MADISON COUNTY IOWA

CHEK

**WARRANTY DEED**  
**Recorder's Cover Sheet**

**Preparer Information:** Mark L. Smith, 101 1/2 W. Jefferson, Winterset, IA 50273, Tel: 515-462-3731

**Taxpayer Information:** William Mark Dickey Revocable Trust - 418 W. Court Avenue, Winterset, IA 50273

**Return Document To:** William Mark Dickey Revocable Trust - 418 W. Court Avenue, Winterset, IA 50273

**Grantors:** William Mark Dickey

**Grantees:** William Mark Dickey 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, William Mark Dickey, single, does hereby Convey to William Mark Dickey, Trustee of the William Mark Dickey Revocable Trust, the following described real estate in Madison County, Iowa:

Lot 3 in Block 4 of West Addition to the City of Winterset, 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.

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

The grantor hereby covenants with grantees, and successors in interest, that grantor holds the real estate by title in fee simple; that grantor has 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 grantor covenants to warrant and defend the real estate against the lawful claims of all persons, except as may be above stated.

The grantor further warrants to the grantees all of the following: That the trust pursuant to which the transfer is made is duly executed and in existence; that to the knowledge of the grantor the person creating the trust was under no disability or infirmity at the time the trust was created; that the transfer by the trustee to the grantees is effective and rightful; and that the trustee knows of no facts or legal claims which might impair the validity of the trust or the validity of the transfer.

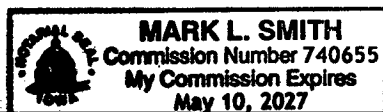
Words and phrases herein, including the acknowledgment hereof, shall be construed as in the singular or plural number, according to the context.

Dated: 10/2/2025

William Mark Dickey  
William Mark Dickey, Grantor

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on 10/2/2025 by  
William Mark Dickey.



Mark L. Smith  
Signature of Notary Public