

BK: 2025 PG: 3056
Recorded: 11/12/2025 at 3:39:27.0 PM
Pages 1
County Recording Fee: \$12.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$15.00
Revenue Tax: \$0.00
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

Prepared by: Matthew J. Hemphill, 218 S. 9th St., P.O. Box 8, Adel, IA 50003; (515) 993-1000
Send Tax Statement to: Brad Davis and Jessica Davis, 1287 170th Lane, Earlham, IA 50072
Return to: Brad Davis and Jessica Davis, 1287 170th Lane, Earlham, IA 50072

QUIT CLAIM DEED

KNOW ALL PERSONS BY THIS DEED: That Dennis W. Brott and Barbara K. Brott, a married couple, (the "Grantor"), do hereby convey to Brad G. Davis and Jessica N. Davis, as joint tenants with rights of survivorship and not as tenants in common (the "Grantee"), the following described real estate in Madison County, Iowa:

Commencing at the Southwest Quarter of the East 8 acres of the Southwest Quarter of the Southeast Quarter of Section 4 in Township 76 North, Range 29 West of the 5th P.M., Madison County, Iowa, thence East 192 feet to the point of beginning, thence South 31 feet, thence East 12 feet, thence North 31 feet, thence West 12 feet to the point of beginning, said parcel being located in the North Half of the Northeast Quarter of Section 9, in Township 76 North, Range 29 West of the 5th P.M., Madison County, Iowa.

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

The grantor does hereby covenant with grantees, and successors in interest, that it holds the real estate by title in fee simple; that it 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. 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, according to the context.

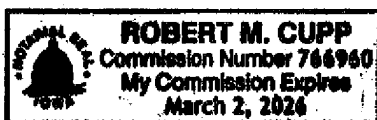
Dated November 10th, 2025.

By: Dennis W. Brott
Dennis W. Brott, Grantor

By: Barbara K. Brott
Barbara K. Brott, Grantor

STATE OF IOWA, COUNTY OF Madison ss:

This record was acknowledged before me on November 10th, 2025, by Dennis W. Brott and Barbara K. Brott.



Robert M. Cupp
Notary Public in and for the State of Iowa