



Document 2025 3234

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Rec Amt \$17.00 Aud Amt \$5.00

BRANDY MACUMBER, COUNTY RECORDER
MADISON COUNTY IOWA

QUIT CLAIM DEED
Recorder's Cover Sheet

Preparer Information of Cover Sheet:

Joseph K. Strong, 106 East Salem Avenue, PO Box 215, Indianola, IA 50125
(515) 961-2574

Taxpayer Information:

An undivided 50% interest to Keith E. Wheeler. and Julia E. Wheeler, Co-Trustees of the Keith E. Wheeler. Trust 'U/A' dated November 17, 2025 and
an undivided 50% interest to Julia E. Wheeler and Keith E. Wheeler., Co-Trustees of the Julia E. Wheeler Trust 'U/A' dated November 17, 2025
2549 Clark Tower Road, Winterset, IA 50273

Return Address:

Joseph K. Strong, 106 East Salem Avenue, PO Box 215, Indianola, IA 50125
(515) 961-2574

Grantors:

Keith Wheeler
Julia Wheeler

Grantees:

An undivided 50% interest to Keith E. Wheeler. and Julia E. Wheeler, Co-Trustees of the Keith E. Wheeler. Trust 'U/A' dated November 17, 2025 and
an undivided 50% interest to Julia E. Wheeler and Keith E. Wheeler., Co-Trustees of the Julia E. Wheeler Trust 'U/A' dated November 17, 2025

Legal Description: See Page 2

Document or instrument number if applicable: See Page 2

QUIT CLAIM DEED

For the consideration of One Dollar and other valuable consideration, **Keith Wheeler and Julia Wheeler**, husband and wife, do hereby Quit Claim and Convey:

an undivided 50% interest to Keith E. Wheeler. and Julia E. Wheeler, Co-Trustees of the Keith E. Wheeler. Trust 'U/A' dated November 17, 2025
and

an undivided 50% interest to Julia E. Wheeler and Keith E. Wheeler., Co-Trustees of the Julia E. Wheeler Trust 'U/A' dated November 17, 2025 all our right, title, interest, estate, claim and demand in the following described real estate in Madison County, Iowa:

See Addendum

Subject to easements and covenants of record

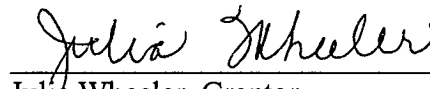
Exemption No. 428A.2(11). No actual consideration

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: November 17th, 2025



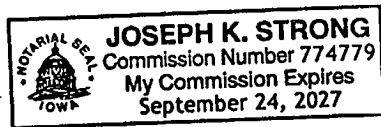
Keith Wheeler, Grantor

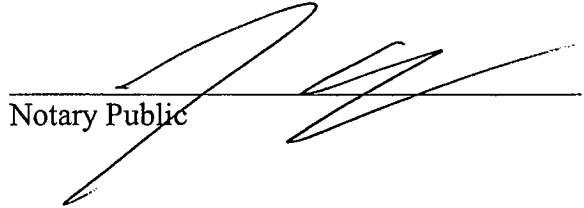


Julia Wheeler, Grantor

STATE OF IOWA, COUNTY OF WARREN: ss

This record was acknowledged before me on November 17, 2025 by Keith Wheeler and Julia Wheeler, husband and wife.





Notary Public

ADDENDUM

A parcel of land commencing at the Northwest Corner of Section Nineteen (19), in Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5th P.M., in Madison County, Iowa, thence South $0^{\circ}39'06''$ East 180.49 feet along the West line of the Northwest Fractional Quarter (NW $\frac{1}{4}$) of said Section Nineteen (19) to the point of beginning, thence South $0^{\circ}39'06''$ East 2420.08 feet along the West line of said Section Nineteen (19) to the West Quarter Corner of said Section, thence North $89^{\circ}20'36''$ East 452.87 feet to the centerline of a county highway (old Highway #169), thence Northeasterly 428.62 feet along a 2865.0 feet radius curve concave Easterly having a 428.22 feet long chord bearing North $5^{\circ}29'53''$ East, thence North $10^{\circ}32'02''$ East 890.60 feet along said county highway centerline, thence Northeasterly 641.67 feet along a 5730.00 feet radius curve concave Westerly having a 641.38 feet long chord bearing North $7^{\circ}19'32''$ East, thence North $4^{\circ}07'02''$ East 109.61 feet along said county highway centerline; thence North $64^{\circ}24'06''$ West 430.00 feet, thence North $58^{\circ}49'17''$ West 299.74 feet, thence North $78^{\circ}27'23''$ West 132.26 feet to the Point of Beginning containing 32.2713 acres including 2.4121 acres of county road right-of-way