

BK: 2025 PG: 3353
Recorded: 12/9/2025 at 3:17:33.0 PM
Pages 1
County Recording Fee: \$12.00
Iowa E-Filing Fee: \$3.22
Combined Fee: \$15.22
Revenue Tax: \$0.00
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

Prepared by: LYNN SINGER 1012 N John Wayne Dr, Box 517, Winterset, IA 50273 (515) 462-3575
Tax Statement: FEDERAL HOME LOAN MORTGAGE CORPORATION, PO BOX 5000 MS060, VIENNA, VA 22183
Return To: MATTHEW E. LAUGHLIN, DENTONS DAVIS BROWN PC, 215 10TH ST., SUITE 1300, DES MOINES, IA 50309

SHERIFF'S DEED

In consideration of \$ 125,000.00 heretofore paid, I JASON BARNES, SHERIFF
of MADISON COUNTY, Iowa, do hereby sell and convey unto:

FEDERAL HOME LOAN MORTGAGE CORPORATION

the following described property in MADISON County, Iowa:

LOTS FIVE (5) AND SIX (6) IN BLOCK TWO (2) OF JOEL'S ADDITION TO THE TOWN OF ST. CHARLES,
MADISON COUNTY, IOWA

☐ See Attached Sheet (s) for further description

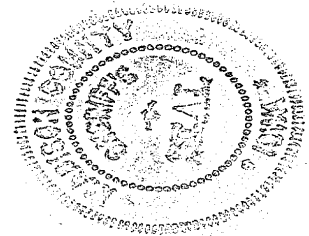
Upon the expiration of the redemption period (no redemption having been made) this Deed is given upon the
surrender of the Sheriff's Certificate of Purchase, the same having been issued on N/A

In Case Number EQCV035954

LUANA SAVINGS BANK

VS

ESTATE OF DOUGLAS M. HOWARD; ETHAN D. HOWARD; SPOUSE OF ETHAN D. HOWARD; ANDREW J.
HOWARD, A MINOR; CLARA E. HOWARD, A MINOR; LIZA K. MAXWELL F/K/A LISA HOWARD



Date 11/12/2025

JASON BARNES, SHERIFF

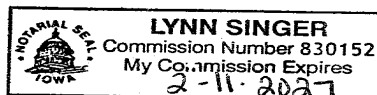
DOV and transfer tax exempt under Iowa Code Section
428A.2(19) EXEMPTION #19

STATE OF IOWA
MADISON COUNTY

} SS.

On November 12, 2025 before me, a Notary Public in and for said County, personally appeared
JASON BARNES, SHERIFF

to me personally known to be the identical person whose name is subscribed to the foregoing deed as grantor, and
acknowledged the execution thereof to be his voluntary act and deed as said for the purposes therein named.



Witness my hand and seal, the day and year last above written.

Notary Public in and for the State of Iowa