



Document 2025 3530

Book 2025 Page 3530 Type 03 002 Pages 4
Date 12/26/2025 Time 11:42:19AM
Rec Amt \$22.00 Aud Amt \$25.00

BRANDY MACUMBER, COUNTY RECORDER
MADISON COUNTY IOWA

Taxpayer and Return To: Michael D. Koch, 1276 Prairieview Ave., Van Meter, Iowa 50261

Phone: 515-249-2091

Preparer: Richard J. Howes, Attorney, 4401 Westown Parkway, Suite 302, West Des Moines, Iowa 50266, Phone: (515) 225-9000 Fax: 515-225-9360 Email: richard@ialawfirm.com

QUIT CLAIM DEED

For the consideration of One Dollar and other valuable consideration, Michael D. Koch and Cindy L. Koch, husband and wife, do hereby Quit Claim to Michael D. Koch and Cindy L. Koch, as Trustees of the Michael and Cindy Koch Revocable Trust, all of our right, title, interest, estate, claim and demand in the following described real estate in Madison County, Iowa:

See attached legal descriptions.

NO ACTUAL CONSIDERATION. This deed is from husband and wife as Grantors to their revocable trust, of which they are the only trustees and beneficiaries during their lifetimes, and is exempt from D.O.V. pursuant to Iowa Code Section 428A.2 (21).

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.

The undersigned hereby relinquish 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: December 18, 2025.

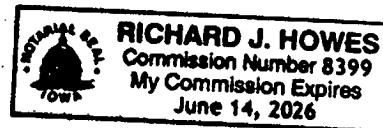
Michael D. Koch
Michael D. Koch (Grantor)

Cindy L. Koch
Cindy L. Koch (Grantor)

STATE OF IOWA, COUNTY OF POLK, ss:

This record was acknowledged before me on December 18, 2025, by Michael D. Koch and Cindy L. Koch, husband and wife.

Richard J. Howes
Notary Public in and for said State



Parcel "A" in the Southwest Quarter (1/4) of the Southwest Quarter (1/4) of Section Fifteen (15), Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, as shown in Plat of Survey filed in Book 2012, Page 1291 of the Recorder's Office of Madison County, Iowa,

AND

The South Half (1/2) of the Northwest Quarter (1/4) AND the Southwest Quarter (1/4) of Section Fifteen (15), Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, EXCEPT Parcel "A" located in the Southwest Quarter (1/4) of the Southwest Quarter (1/4) of said Section Fifteen (15), as shown in Plat of Survey recorded in Book 2012, Page 1291 of the Recorder's Office of Madison County, Iowa.

AND

The East 71¼ Acres of the Southeast Quarter (¼) of Section Sixteen (16), in Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, except school house site of 1¼ Acres described as follows: Commencing 20 Rods West of the Southeast Corner of said Southeast Quarter (¼), thence North 10 Rods, thence West 20 Rods, thence South 10 Rods, thence East 20 Rods to the place of beginning.

AND

THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION TWENTY-ONE (21), TOWNSHIP SEVENTY-SEVEN (77) NORTH, RANGE TWENTY-SEVEN (27) WEST OF THE 5TH P.M., AND PARCEL "A" DESCRIBED AS FOLLOWS: THAT PART OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION TWENTY-ONE (21), TOWNSHIP SEVENTY-SEVEN (77) NORTH, RANGE TWENTY-SEVEN (27) WEST OF THE 5TH P.M., MADISON COUNTY, IOWA, DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER (NW 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION TWENTY-ONE (21); THENCE ON AN ASSUMED BEARING OF NORTH 00d07'44" WEST ALONG THE WEST LINE OF SAID NORTHWEST QUARTER (NW 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) A DISTANCE OF 268.70 FEET; THENCE NORTH 62d17'23" EAST 744.45 FEET; THENCE NORTH 00d53'14" EAST 707.20 FEET TO THE NORTH LINE OF SAID NORTHWEST QUARTER (NW 1/4) OF THE SOUTHWEST QUARTER (SW 1/4); THENCE SOUTH 89d41'43" EAST ALONG SAID NORTH LINE 647.64 FEET TO THE NORTHEAST CORNER OF SAID NORTHWEST QUARTER (NW 1/4) OF THE SOUTHWEST QUARTER (SW 1/4); THENCE SOUTH 00d02'30" EAST ALONG THE EAST LINE OF SAID NORTHWEST QUARTER (NW 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) A DISTANCE OF 1324.32 FEET TO THE SOUTHEAST CORNER OF SAID NORTHWEST QUARTER (NW 1/4) OF THE SOUTHWEST QUARTER (SW 1/4); THENCE SOUTH 89d50'48" WEST 84.95 FEET; THENCE NORTH 00d12'18" EAST 407.57 FEET; THENCE SOUTH 68d24'29" WEST 1325.82 FEET TO THE WEST LINE OF THE SOUTHWEST QUARTER (SW 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION TWENTY-ONE (21); THENCE NORTH 00d07'44" EAST 86.33 FEET TO THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER (NW 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION TWENTY-ONE (21) AND THE POINT OF BEGINNING. AND THE NORTHEAST QUARTER (NE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION TWENTY-ONE (21), SAID PARCEL "A" CONTAINING 62.20 ACRES AND SUBJECT TO A MADISON COUNTY HIGHWAY EASEMENT OVER THE WESTERLY 0.44 ACRES THEREOF.

Parcel "A", being the North Half($\frac{1}{2}$) of the Southwest Quarter ($\frac{1}{4}$) of Section Twenty-two (22), Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, containing 81.08 acres, as shown in Plat of Survey filed in Book 2, Page 778 on April 25, 1997, in the Office of the Recorder of Madison County, Iowa

AND

Parcel "D" located in the North Half ($\frac{1}{2}$) of the Southeast Quarter ($\frac{1}{4}$) and the Southwest Quarter ($\frac{1}{4}$) of the Southeast Quarter ($\frac{1}{4}$) of Section Twenty-two (22), Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, containing 113.62 acres, as shown in Amended Plat of Survey filed in Book 3, Page 33 on June 27, 1997, in the Office of the Recorder of Madison County, Iowa.

AND

Parcel "B" located in the West Half ($\frac{1}{2}$) of the Northeast Quarter ($\frac{1}{4}$) of Section Twenty-seven (27), Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, containing 46.00 acres, as shown in Plat of Survey filed in Book 2, Page 796 on May 8, 1997 in the Office of the Recorder of Madison County, Iowa, AND Parcel "E" being the Southeast Quarter ($\frac{1}{4}$) of the Southeast Quarter ($\frac{1}{4}$) of Section Twenty-two (22), Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, containing 40.11 acres, as shown in Plat of Survey filed in Book 2, Page 793 on May 8, 1997 in the Office of the Recorder of Madison County, Iowa.