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Book 2026 Page 145 Type 03 001 Pages 2
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Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$39.20
Rev Stamp# 18 DOV# 14

BRANDY MACUMBER. COUNTY RECORDER
MADISON COUNTY IOWA

\$25,000⁰⁰

**WARRANTY DEED
Recorder's Cover Sheet**

Preparer Information: Trevor J. Heimbaugh, 101 1/2 W. Jefferson, Winterset, IA 50273, Tel:
515-462-3731

Taxpayer Information: Winterset Community Church, PO Box 345, Winterset, IA 50273

Return Document To: Winterset Community Church, PO Box 345, Winterset, IA 50273

Grantors: Raymond L. Dawson and Jane A. Dawson

Grantees: Winterset Community Church

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED

For the consideration of Twenty-Five Thousand Dollar(s) and other valuable consideration, Raymond L. Dawson and Jane A. Dawson, husband and wife, do hereby Convey to Winterset Community Church, organized and existing under the laws of Iowa, the following described real estate in Madison County, Iowa:

Lot Seven (7) in Block Two (2) of North 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.

Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have 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 grantors Covenant 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, and as masculine or feminine gender, according to the context.

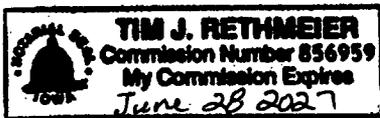
Dated: 1-13-26

[Signature of Raymond L. Dawson]
Raymond L. Dawson, Grantor

[Signature of Jane A. Dawson]
Jane A. Dawson, Grantor

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on January 13, 2026 by Raymond L. Dawson and Jane A. Dawson.



[Signature of Notary Public]
Signature of Notary Public