

\$450,000.00

BK: 2026 PG: 1608
Recorded: 6/4/2026 at 12:27:26.0 PM
Pages 2
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$719.20
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

**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: Zechariah Winders, 2075 Hogback Bridge Road, Winterset, IA 50273

Return Document To: Zechariah Winders, 2075 Hogback Bridge Road, Winterset, IA 50273

Grantors: Justin Palmer and Lauren Palmer

Grantees: Zechariah Winders

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED

For the consideration of Four Hundred Fifty Thousand Dollar(s) and other valuable consideration, Justin Palmer and Lauren Palmer, husband and wife, do hereby Convey to Zechariah Winders, a married man, the following described real estate in Madison County, Iowa:

Parcel "A" located in the Northeast Quarter (1/4) of the Southwest Quarter (1/4) of Section Twenty-six (26), in Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, containing 3.00 acres, as shown in Plat of Survey filed in Farm Plat Record 2, Page 472 on June 3, 1994, in the Office of the Recorder of Madison County, Iowa.

Grantors do Hereby Covenant with grantees, and successors in interest, that granters 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 granters 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: 6-4-26

[Signature]
Justin Palmer, Grantor

[Signature]
Lauren Palmer, Grantor

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on June 4th, 2026 by Justin Palmer and Lauren Palmer.



[Signature]
Signature of Notary Public