



Document 2026 187

Book 2026 Page 187 Type 03 001 Pages 2
Date 1/16/2026 Time 11:48:57AM
Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$247.20
Rev Stamp# 22 DOV# 18

BRANDY MACUMBER, COUNTY RECORDER
MADISON COUNTY IOWA

Preparer: Danielle Guisinger, 5022 Grand Ridge Dr., West Des Moines, IA 50265 515-864-9370

Return To and Taxpayer Information:
T Michael Price & Lizabeth Price, 65 E Jefferson St, Winterset, IA 50273

WARRANTY DEED

For the consideration of One (\$1.00) Dollar and other valuable consideration,
Julie A. Alexander & Paul Alexander, a married couple, do hereby Convey to **T Michael Price & Lizabeth Price**, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate:

Parcel "A" located in the Southwest Quarter (1/4) of the Northwest Quarter (1/4) of Section Thirteen (13), Township Seventy-five (75) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, containing 10.000 acres, as shown in Plat of Survey filed in Book 2001, Page 5634, on December 14, 2001 in the Office of the Recorder of Madison County, Iowa, EXCEPT that part conveyed to Madison County for roadway.

Subject to all covenants, restrictions and easements of record.



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: 1/14/2024

Julie A. Alexander
Julie A. Alexander
Paul Alexander
Paul Alexander

STATE OF Iowa)
COUNTY OF Madison) ss:

This record was acknowledged before me on Jan 14, 2016,
by Julie A. Alexander & Paul Alexander, a married couple.



Lauren Moore
Notary Public in and for said State