

BK: 2026 PG: 2156
Recorded: 7/17/2026 at 9:23:53.0 AM
Pages 2
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$0.00
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

Preparer: Danielle Guisinger, 5022 Grand Ridge DR, West Des Moines, IA 50265 (515)864-9369

Return To: Justin Nisser, 6160 ~~100~~ Ashworth Rd, WDM IA 50266

Taxpayer Information: Justin Nisser, 6160 Ashworth Rd, WDM IA 50266

QUIT CLAIM DEED

For the consideration of One (\$1.00) Dollar(s) and other valuable consideration, **Donald Rose and Debie Rose, a married couple**, do hereby Quit Claim to **Justin Nisser and Brittany Nisser, a married couple**, as joint tenants with full rights of survivorship and not as tenants in common, all our right, title, interest, estate, claim and demand in the following described real estate:

Lot Twenty B (20B) of the Replat of Lots Twenty (20), Twenty-six (26) and Twenty-eight (28) of Woodland Valley Estates Plat No. 2 Subdivision located in the South Half (½) of the Northwest Quarter (¼) of Section Twenty-one (21), Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, together with an undivided interest for each lot in all common areas as set forth in the Declaration of Association for Woodland Valley Estates Subdivision filed in Book 2004, Page 6107 and in the Declaration of Association for Woodland Valley Estates Plat No. 2 Subdivision filed in Book 2006, Page 2763 (and any supplements and amendments thereto).

Consideration less than \$500. No Revenue Required.

Subject to all covenants, restrictions and easements of record.

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: 07/16/2020

Donald A Rose

Donald Rose

Debie Rose

Debie Rose

STATE OF Iowa)
COUNTY OF Polk) ss:

This record was acknowledged before me on July 16th, 2020,
by Donald Rose and Debie Rose, a married couple

Lindsey Turner
Notary Public in and for said State

