



Document 2026 2756

Book 2026 Page 2756 Pages 2
Date 9/15/2026 Time 12:14:21PM
Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$599.20
Rev Stamp# 343 DOV# 327

BRANDY MACUMBER, COUNTY RECORDER
MADISON COUNTY IOWA

\$375,000⁰⁰

WARRANTY DEED
Recorder's Cover Sheet

Preparer Information:

Samuel H. Braland, P.O. Box 370, Earlham, Iowa 50072 (515)758-2267

ESB192134

Taxpayer Information:

Ashley M. Cullen
Joseph L. Cullen
1461 – 105th Street
Earlham, Iowa 50072

Return Document To:

Samuel H. Braland
P.O. Box 370
Earlham, Iowa 50072

Grantors:

Raymond Dean Morrison
Cynthia M. Morrison

Grantees:

Ashley M. Cullen
Joseph L. Cullen

Legal Description: See Page 2



WARRANTY DEED

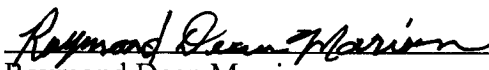
For the consideration of \$375,000.00 and no/100ths----- Dollars and other valuable consideration, **RAYMOND DEAN MORRISON and CYNTHIA M. MORRISON, husband and wife**, do hereby convey to: **ASHLEY M. CULLEN and JOSEPH L. CULLEN, wife and husband, as joint tenants with full rights of survivorship, and not as tenants in common**, the following described real estate in Madison County, Iowa:

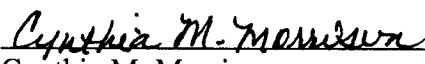
Parcel "A" located in the Southwest Quarter (¼) of the Northeast Quarter (¼) of Section Two (2), Township Seventy-seven (77) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, containing 2.802 acres, as shown in Plat of Survey filed in Farm Plat Record 2, Page 650 on March 4, 1996, in the Office of the Recorder of Madison County, Iowa. 

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.

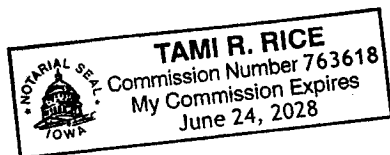
Dated: 31st day of August, 2026.

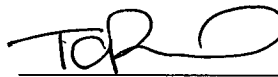

Raymond Dean Morrison


Cynthia M. Morrison

STATE OF IOWA, COUNTY OF MADISON, ss:

This record was acknowledged before me on the 31st day of August, 2026 by Raymond Dean Morrison and Cynthia M. Morrison, husband and wife.




Notary Public