

\$230,000.00

BK: 2026 PG: 2780

Recorded: 9/17/2026 at 11:32:11.0 AM

Pages 2

County Recording Fee: \$17.00

Iowa E-Filing Fee: \$3.00

Combined Fee: \$20.00

Revenue Tax: \$367.20

BRANDY L. MACUMBER, RECORDER

Madison County, Iowa

Preparer: David C. Pulliam, 4201 Westown Pkwy, Ste 250, West Des Moines, IA 50266 (515) 283-1801 (629PR)

Return To: Connie Burth, 207 E Buchanan Street, Winterset, IA 50273

Taxpayer Information: Connie Burth, 207 E Buchanan Street, Winterset, IA 50273

WARRANTY DEED

For the consideration of One (\$1.00) Dollar(s) and other valuable consideration, **Komondor Homes, LLC**, a Limited Liability Company organized and existing under the laws of the State of Iowa does hereby Convey to **Connie Burth** the following described real estate:

Lot Six (6) in Block Twelve (12), and the West Half (½) of the Alley running East and West through said Block Twelve (12) as originally platted, of Pitzer & Knight's Addition to the Town of Winterset, in 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.

Subject to all covenants, restrictions and easements of record.

The grantor hereby covenants with grantees, and successors in interest, that it holds the real estate by title in fee simple; that it has 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 it covenants to warrant and defend the real estate against the lawful claims of all persons, except as may be above stated.

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: 9/15/2026

Komondor Homes, LLC, an Iowa Limited Liability Company

By: *Alison Frank*
Alison Frank
Printed Name
Manager
Title

STATE OF Iowa)
COUNTY OF Polk) ss:

This record was acknowledged before me on Sept. 15th 2026
by Alison Frank as manager of Komondor Homes, LLC, an Iowa Limited Liability Company.

Andrea Hallman
Notary Public in and for said State

