

BK: 2026 PG: 3028
Recorded: 10/9/2026 at 2:40:35.0 PM
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

WARRANTY DEED
Recorder's Cover Sheet

Preparer Information: Benjamin L. Rouse, 502 15th Street, P.O. Box 250, Dallas Center, IA 50063, Tel: (515) 992-3728

Taxpayer Information: Ricklynn E. Finley, 155 W. Garfield Street, Truro, IA 50257

Return Document To: Benjamin L. Rouse, 502 15th Street, P.O. Box 250, Dallas Center, IA 50063

Grantors: Barbara J. Finley

Grantees: Barbara J. Finley and Ricklynn E. Finley

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED

For the consideration of Zero Dollar(s) and other valuable consideration, Barbara J. Finley, a single person, does hereby Convey to Barbara J. Finley and Ricklynn E. Finley, the following described real estate in Madison County, Iowa:

Lot Four (4) and the South 14 Feet of Lot Three (3) and the North 57 Feet of Lot Five (5) in Block Two (2) of Hull's Addition to the Town of Truro, Madison County, Iowa

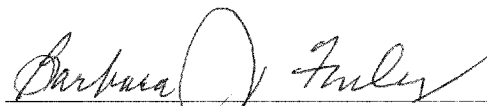
There is no known private burial site, well, solid waste disposal site, underground storage tank, hazardous waste, or private sewage disposal system on the property as described in Iowa Code Section 558.69, and therefore the transaction is exempt from the requirement to submit a groundwater hazard statement.

This deed is exempt according to Iowa Code 428A.2(11).

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.

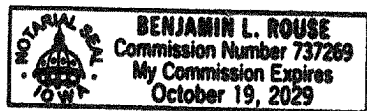
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Dated: October 9, 2026.


Barbara J. Finley, Grantor

STATE OF IOWA, COUNTY OF POLK

This record was acknowledged before me on October 9, 2026 by Barbara J. Finley.




Signature of Notary Public