Document 2026 3254

Book 2026 Page 3254 Pages 2
Date 11/02/2026 Time 11:56:57AM
Rec Amt $12.00 Aud Amt $5.00
Rev Transfer Tax $176.80
Rev Stamp# 402 DOV# 383

BRANDY MACUMBER, COUNTY RECORDER
MADISON COUNTY IOWA

$111,000

WARRANTY DEED
(CORPORATE GRANTOR)
Recorder's Cover Sheet

JWK4551

Preparer Information: Trevor J. Heimbaugh, 101 1/2 W. Jefferson, Winterset, IA 50273, Tel: 515-462-3731

Taxpayer Information: Boal Investments LLC, 1415 28th Street STE 160, West Des Moines, IA 50266

Return Document To: Boal Investments LLC, 1415 28th Street STE 160, West Des Moines, IA 50266

Grantors: Glenda S. Knight

Grantees: Boal Investments LLC

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

WARRANTY DEED
(CORPORATE GRANTOR)

For the consideration of One Hundred Eleven Thousand Dollar(s) and other valuable consideration, Glenda S. Knight, a single person, does hereby Convey to Boal Investments LLC, a limited liability company organized and existing under the laws of the state of Iowa, the following described real estate in Madison County, Iowa:

Lot Nine (9) in Block Two (2) of Hull's Addition to the Town of Truro (formerly called Ego), 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.

The Corporation 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, according to the context.

Dated: X 10/25/2026.

Glenda S. Knight
Glenda S. Knight, Grantor

STATE OF IOWA, COUNTY OF Madison

This record was acknowledged before me on 10/25/2026 by Glenda S. Knight.

Rebecca Lee Knight
Signature of Notary Public

NOTARIAL SEAL IOWA
Rebecca Lee Knight
Commission Number 851609
My Commission Expires
9/28/2029

©The Iowa State Bar Association 2026
IowaDocs®