

BK: 2026 PG: 511
Recorded: 2/26/2026 at 8:43:05.0 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

TRUSTEE WARRANTY DEED
Recorder's Cover Sheet

Preparer Information: Jeffrey Schultz, 1415 28th St STE 160, West Des Moines, IA 50266,
Tel: (515) 727-0986

Taxpayer Information: Mikala Woolcott, 540 NW 2nd Street, Earlham, IA 50072

Return Document To: Jeffrey Schultz, 1415 28th St STE 160, West Des Moines, IA 50266

Grantors: Connie Golightly, Trustee of the Connie Jean Golightly Living Trust, U/A dated July
8th, 2025

Grantees: Mikala Woolcott, a married person

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



TRUSTEE WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration, Connie Golightly, Trustee of the Connie Jean Golightly Living Trust, U/A dated July 8th, 2025, does hereby Convey to Mikala Woolcott, a married person, the following described real estate in Madison County, Iowa:

The West 103 feet of the East 198 feet of Block 10 of Wilson's Addition to Earlham, Iowa.

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

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

The grantor further warrants to the grantees all of the following: That the trust pursuant to which the transfer is made is duly executed and in existence; that to the knowledge of the grantor the person creating the trust was under no disability or infirmity at the time the trust was created; that the transfer by the trustee to the grantees is effective and rightful; and that the trustee knows of no facts or legal claims which might impair the validity of the trust or the validity of the transfer.

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

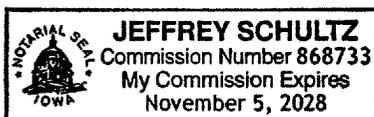
Dated: February 6, 2026.

Connie Jean Golightly Living Trust, U/A dated July 8th, 2025

By _____
Connie Golightly, as Trustee

STATE OF IOWA, COUNTY OF POLK

This record was acknowledged before me on February 6, 2026, by Connie Golightly, Trustee of the above-entitled trust.



Signature of Notary Public