

BK: 2026 PG: 87  
Recorded: 1/12/2026 at 9:44:41.0 AM  
Pages 2  
County Recording Fee: \$17.00  
Iowa E-Filing Fee: \$3.00  
Combined Fee: \$20.00  
Revenue Tax: \$305.60  
BRANDY L. MACUMBER, RECORDER  
Madison County, Iowa

---

**Preparer:** David C. Pulliam, 4201 Westown Pkwy, Ste 250, West Des Moines, IA 50266 (515) 283-1801 (9414RE)  
**Return To:** Calvo Real Estate Group, LLC, 1505 Andrews Drive, Pleasant Hill, IA 50327  
**Taxpayer Information:** Calvo Real Estate Group, LLC, 1505 Andrews Drive, Pleasant Hill, IA 50327

---

## **WARRANTY DEED**

For the consideration of One (\$1.00) Dollar(s) and other valuable consideration, **Systematic Investment Partners, LLC**, a Limited Liability Company organized and existing under the laws of the State of Iowa, does hereby Convey to **Calvo Real Estate Group, LLC**, a Limited Liability Company organized and existing under the laws of the State of Iowa, the following described real estate:

**The East Ninety-five (95) feet of Lot Two (2) of Block Four (4) of ACADEMY ADDITION to the Original Town of Earlham, 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.

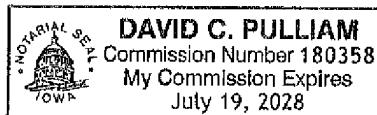
Dated: 12-3-25

Systematic Investment Partners, LLC, an  
Iowa Limited Liability Company

By: Mukesh Tayal  
Mukesh Tayal, Member/Manager

STATE OF Iowa )  
COUNTY OF POLK )ss:  
)

This record was acknowledged before me on Dec. 3, 2025, by Mukesh  
Tayal, as Member/Manager of Systematic Investment Partners, LLC, an Iowa Limited Liability  
Company.



Notary Public in and for said State

A. C. Pulliam