

BK: 2026 PG: 928  
Recorded: 4/2/2026 at 3:10:44.0 PM  
Pages 2  
County Recording Fee: \$17.00  
Iowa E-Filing Fee: \$3.32  
Combined Fee: \$20.32  
Revenue Tax: \$0.00  
BRANDY L. MACUMBER, RECORDER  
Madison County, Iowa

**QUIT CLAIM DEED**  
**Recorder's Cover Sheet**

**Preparer Information:**

Nathan A Russell, 700 Second Avenue, Des Moines, IA 50309  
Phone: (515) 243-1914

**Taxpayer Information:**

Rhonda R. Phillips, 2525 Peru Road, Peru, IA 50222

**Return Document To:**

Rhonda R. Phillips, 2525 Peru Road, Peru, IA 50222

**Grantor:**

Rhonda R. Phillips

**Grantee:**

Rhonda R. Phillips, Trustee of the Rhonda R. Phillips Revocable Trust dated April 2, 2026

**Legal Description:** See Page 2

**Document or instrument number of previously recorded documents:**

## QUIT CLAIM DEED

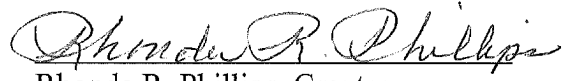
For the consideration of one dollar and other valuable consideration, **RHONDA R. PHILLIPS, A SINGLE PERSON**, does hereby Quit Claim to **RHONDA R. PHILLIPS, AS TRUSTEE OF THE RHONDA R. PHILLIPS REVOCABLE TRUST DATED APRIL 2, 2026**, all her right, title, interest, estate, claim and demand in the following described real estate in Madison County, Iowa:

The South One-half of the Southwest Quarter of the Southwest Quarter (S ½ SW ¼ SW ¼) of Section Thirty-four (34), Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5<sup>th</sup> P.M., Madison County, Iowa.

This deed is exempt from transfer tax according to Iowa Code § 428A.2(21).

The undersigned, in her individual capacity, hereby relinquishes all rights of dower, homestead and distributive share in and to the real estate.

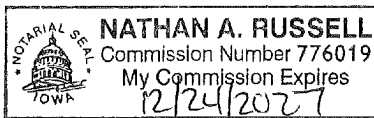
Dated: April 2, 2026.


  
Rhonda R. Phillips, Grantor

## ACKNOWLEDGMENT

STATE OF IOWA, COUNTY OF POLK

This record was acknowledged before me on April 2, 2026, by Rhonda R. Phillips, a single person.



  
Signature of Notary Public