



Document 2019 2814

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Date 9/06/2019 Time 11:24:22AM

Rec Amt \$17.00 Aud Amt \$5.00

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LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

CHEK



### TRUSTEE WARRANTY DEED

THE IOWA STATE BAR ASSOCIATION

Official Form No. 107

Recorder's Cover Sheet

**Preparer Information:** (Name, address and phone number)

Elisabeth S. Reynoldson, 200 W. Jefferson, PO Box 199, Osceola, Iowa 50213

Phone: (641) 342-2157

**Taxpayer Information:** (Name and complete address)

Darcy A. Hutchison, 3174 310th St., Truro, IA 50257

**Return Document To:** (Name and complete address)

Elisabeth S. Reynoldson, 200 W. Jefferson, PO Box 199, Osceola, Iowa 50213

**Grantors:**

Doris Weller Revocable Trust

**Grantees:**

Darcy A. Hutchison

**Legal description:** See Page 2

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



**TRUSTEE WARRANTY DEED  
(INTER-VIVOS TRUST)**

For the consideration of One Dollar(s) and other valuable consideration, \_\_\_\_\_ (Trustee) (~~Co-Trustees~~) of the Doris Weller Revocable Trust does hereby convey to Darcy A. Hutchison

\_\_\_\_\_ the following described real estate in Madison County, Iowa: The East One-half of the Southwest Quarter of the Northeast Quarter (E½SW¼NE¼) in Section Twenty-two (22), Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa

This deed is exempt according to Iowa Code 428A.2(21).

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 8-19-19.

\_\_\_\_\_

Darcy A. Hutchison  
As (Trustee) (~~Co-Trustee~~) of  
the above-entitled trust

\_\_\_\_\_

As (Trustee) (~~Co-Trustee~~) of  
the above-entitled trust

**Acknowledgment for Individual Trustee**

STATE OF IOWA, COUNTY OF CLARKE

This record was acknowledged before me on 8-19-19, by Darcy A.

Hutchison

As (Trustee) (~~Co-Trustee~~) of the above entitled trust.



Janet Robins  
Signature of Notary Public

STATE OF \_\_\_\_\_, COUNTY OF \_\_\_\_\_

This record was acknowledged before me on \_\_\_\_\_, by \_\_\_\_\_

As (Trustee) (~~Co-Trustee~~) of the above entitled trust.

\_\_\_\_\_  
Signature of Notary Public

**Acknowledgment for Corporate Trustee**

STATE OF \_\_\_\_\_, COUNTY OF \_\_\_\_\_

This record was acknowledged before me on \_\_\_\_\_, by \_\_\_\_\_

as \_\_\_\_\_,

of \_\_\_\_\_.

As (Trustee) (Co-Trustee) of the above entitled trust.

\_\_\_\_\_  
Signature of Notary Public

STATE OF \_\_\_\_\_, COUNTY OF \_\_\_\_\_

This record was acknowledged before me on \_\_\_\_\_, by \_\_\_\_\_

as \_\_\_\_\_,

of \_\_\_\_\_.

As (Trustee) (Co-Trustee) of the above entitled trust.

\_\_\_\_\_  
Signature of Notary Public