



Document 2020 1318

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Date 4/20/2020 Time 10:50:28AM

Rec Amt \$12.00 Aud Amt \$10.00

Rev Transfer Tax \$831.20

Rev Stamp# 128 DOV# 128

INDX  
ANNO  
SCAN

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

CHEK

\$520,000

Preparer: Michael J. Moss, Assistant Attorney General, Ph: 515-239-1521

IOWA DEPARTMENT OF JUSTICE, General Counsel Division, 800 Lincoln Way, Ames, IA 50010

Address tax statement to: Property Tax Coordinator, DNR Realty Services

Wallace Bldg., 502 East 9<sup>th</sup> St., Des Moines, IA 50319

✓ **RETURN ORIGINAL TO Rick Hansen at 2109 Northwestern Avenue, Ames, IA 50010**

### **CORPORATE WARRANTY DEED**

**GRANTOR, Iowa Natural Heritage Foundation**, for one dollar and other monetary consideration, hereby conveys to **GRANTEE, State of Iowa acting through the Department of Natural Resources**, real estate in Madison County, Iowa, described as:

Parcel "B" located in the East Half of the Northwest Quarter (E<sup>1</sup>/<sub>2</sub>-NW<sup>1</sup>/<sub>4</sub>); in the Northeast Quarter (NE<sup>1</sup>/<sub>4</sub>); in the East 60 acres of the Southeast Quarter (SE<sup>1</sup>/<sub>4</sub>), and in the North Half of the Southeast Quarter (N<sup>1</sup>/<sub>2</sub>-SE<sup>1</sup>/<sub>4</sub>) of Section 32; and in the Northwest Quarter of the Northwest Quarter (NW<sup>1</sup>/<sub>4</sub>-NW<sup>1</sup>/<sub>4</sub>) and in the Southwest Quarter of the Southwest Quarter (SW<sup>1</sup>/<sub>4</sub>-SW<sup>1</sup>/<sub>4</sub>) of Section 33; ALL in Township 74 North, Range 27 West of the 5<sup>th</sup> P.M., Madison County, Iowa, containing 223.499 acres, as shown in Amended Plat of Survey filed in Book 2005, Page 2200 on May 16, 2005, in the office of the Recorder of Madison County, Iowa,

Except the following:

That portion of said Parcel "B" located in part of the Northeast Quarter (NE<sup>1</sup>/<sub>4</sub>), part of the Northwest Quarter (NW<sup>1</sup>/<sub>4</sub>), and the North 1 acre of the West 100 acres of the Southeast Quarter (SE<sup>1</sup>/<sub>4</sub>) of Section 32, Township 74 North, Range 27 West of the 5<sup>th</sup> P.M. As surveyed description: Beginning at the Northwest Corner of the Northeast Quarter of the Northwest Quarter (NE<sup>1</sup>/<sub>4</sub>-NW<sup>1</sup>/<sub>4</sub>) of Section 32, Township 74 North, Range 27 West of the 5<sup>th</sup> P.M.; thence North 89°53'22" East a distance of 2625.62 feet; thence South 00°24'15" West a distance of 561.00 feet; thence North 86°29'54" East a distance of 655.28 feet; thence South 83°53'26" East a distance of 662.37 feet; thence South 00°17'44" West a distance of 315.84 feet; thence South 81°45'01" West a distance of 1004.67 feet; thence South 00°32'02" West a distance of 1614.16 feet; thence North 89°52'28" West a distance of 1639.81 feet; thence North 00°37'44" East a distance of 26.57 feet; thence North 89°52'28" West a distance of 896.05 feet; thence North 00°34'36" East a distance of 1314.63 feet; thence North 89°59'31" West a distance of 414.34 feet; thence North 00°34'36" East a distance of 1313.78 feet to the point of beginning. Containing 172.557 acres including 1.04 acres of county road right of way easement.

AND

That portion of Parcel "B" located in the Southwest Quarter (SW<sup>1</sup>/<sub>4</sub>), lying East of the West line of an existing driveway and fence line and the West 100 acres of the Southeast Quarter (SE<sup>1</sup>/<sub>4</sub>), EXCEPT 1 acre off the North side thereof in Section 32, Township 74 North, Range 27 West of the 5<sup>th</sup> P.M. As surveyed description: Beginning at the Southwest Corner of Section 32, Township 74 North, Range 27 West of the 5<sup>th</sup> P.M.; thence North 00°39'52" East a distance of 42.73 feet; thence South 89°20'08" East a distance of 32.95 feet; thence North 69°00'09" East a distance of 159.11 feet; thence North 43°18'32" East a distance of 124.02 feet; thence North 25°37'03" East a distance of 269.57 feet; thence North 82°13'18" East

a distance of 153.47 feet; thence North 36°39'08" East a distance of 201.95 feet; thence North 02°07'02" East a distance of 1010.66 feet; thence North 63°42'14" East a distance of 187.24 feet; thence North 10°07'43" East a distance of 220.39 feet; thence North 12°56'43" West a distance of 88.94 feet; thence South 86°24'08" East a distance of 148.14 feet; thence North 47°29'02" East a distance of 671.71 feet; thence North 03°16'40" East a distance of 162.29 feet; thence South 89°52'28" East a distance of 1125.10 feet; thence South 00°37'44" West a distance of 26.57 feet; thence South 89°52'28" East a distance of 1639.81 feet; thence South 00°32'02" West a distance of 2605.68 feet; thence North 89°44'18" West a distance of 4272.87 feet to the point of beginning. Containing 210.460 acres.

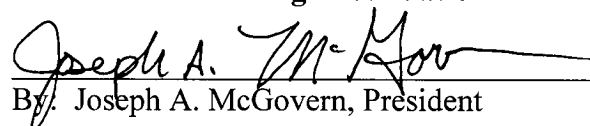
AND

That portion of said Parcel "B" located in the Northwest Quarter of the Northwest Quarter (NW¼-NW¼) of Section 33, Township 74 North, Range 27 West of the 5<sup>th</sup> P.M., Madison County, Iowa.

**NOTICE OF USE RESTRICTIONS:** The Department of Natural Resources (DNR) has entered into a grant agreement number F18AF00309 dated July 1, 2018 (the "Grant") for this land acquisition under the authority of the Pittman-Robertson Wildlife Restoration Act (16 U.S.C. 669) with the United States of America, acting by and through the United States Fish and Wildlife Service (the "Service"). The purpose for which this property was acquired is to provide for wildlife management, production, and harvest. Federal regulations (50 CFR 80.130 and 2 CFR 200.311) and the USFWS Wildlife Restoration and Basic Hunter Education Program (CFDA 15.611) require the Property to be used for the purpose for which acquired and restrict the DNR from disposing of the Property or encumbering its title notwithstanding any inconsistent state law. DNR's interest in the Property shall be administered in accordance with the terms, conditions and purposes of the Grant. DNR's interest in the Property, or any portion of the DNR's interest in the property, may not be sold, transferred, pledged or otherwise disposed of or further encumbered without obtaining approval of the Service, its designee or successor. This restriction has the effect of a covenant running with the land and is binding upon the DNR, its designee or successor.

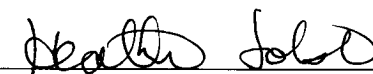
**COVENANTS:** Grantor covenants with grantee and successors in interest: that grantor holds the real estate by title in fee simple; that it has good and lawful authority to sell and convey the real estate; that the real estate is free from all encumbrances except as may be above stated; and that grantor warrants the real estate and will defend it against the lawful claims of all persons except as may be above stated. Words and phrases in this instrument, including acknowledgments, shall be construed as singular or plural and masculine or feminine, according to the context.

**Iowa Natural Heritage Foundation**

  
By: Joseph A. McGovern, President

STATE OF IOWA, **POLK COUNTY:**

This instrument was acknowledged before me on the 9<sup>th</sup> day of April, 2020, by Joseph A. McGovern, President of the Iowa Natural Heritage Foundation.

  
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NOTARY PUBLIC FOR THE STATE OF IOWA

