



Document 2020 2754

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INDX
ANNO
SCAN

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

Prepared by: Brandon Nelson, 56 W. Burlington Ave, Suite A, Fairfield, IA 52556 641-472-8442
Address tax statement to/return to: Richard Hayden 11602 NE 30th St. Bellevue WA 98008

Trust Warranty Deed

FOR ~~ten dollars and other valuable~~ ^{NO} consideration, ^(exemption 428A.2.21) **Hayden Living Trust dated July 19, 2012**, hereby conveys to **Richard James Hayden, Jr.**, the real estate shown on page 2. BRW

Grantor(s) hereby covenant with grantees, and successors in interest, that grantor(s) hold the real estate by title in fee simple; that they have 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 grantors covenant to warrant and defend the real estate against the lawful claims of all persons claiming through them except as may be above stated. Each of the undersigned hereby relinquishes all rights of dower, homestead, and distributive share in and to the real estate. Words and phrases herein, including acknowledgment, shall be construed as singular or plural, and as masculine or feminine gender, according to the context.

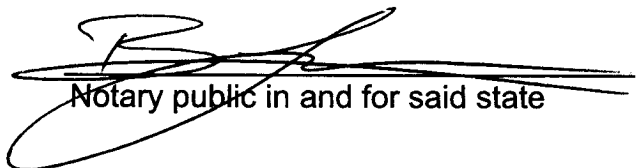
Trustee and Grantee's Affidavit are filed separately as another document accompanying this deed.

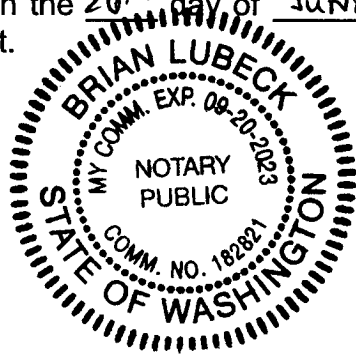
HAYDEN LIVING TRUST DATED JULY 19, 2012

By Richard James Hayden Jr., trustee
Richard James Hayden, Jr., trustee

STATE OF WASHINGTON, COUNTY OF king, ss:

This instrument was acknowledged before me on the 26th day of June, 2020 by Richard James Hayden, Jr., trustee of above trust.


Notary public in and for said state



Page 2

All that part of the Northeast Quarter (1/4) of Section Twenty-two (22), lying and being South and East of the Right of Way of the Chicago Great Western Railroad Company and North and East of South Clanton Creek as the same flows through said quarter section; also the West half (1/2) of the Northwest Quarter (1/4) of Section Twenty-three (23), all in Township Seventy-four (74) North, of Range Twenty-Seven (27) West of the 5th P.M., Madison County, Iowa, containing in all 183 acres, more or less.