



Document 2020 338

Book 2020 Page 338 Type 03 004 Pages 3

Date 1/31/2020 Time 11:02:51AM

Rec Amt \$17.00 Aud Amt \$10.00

Rev Transfer Tax \$1,199.20

Rev Stamp# 29

INDX

ANNO

SCAN

LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

CHEK



**COURT OFFICER DEED**  
THE IOWA STATE BAR ASSOCIATION  
Official Form No. P201  
Recorder's Cover Sheet

\$750,000

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

Jane E. Rosien, 114 E. Jefferson Street, P.O. Box 67, Winterset, IA 50273; Telephone: (515) 462-4912

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

Bradley M. Allen and Jill M. Allen, 2532 265th Street, Peru, IA 50222

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

Jane E. Rosien, 114 E. Jefferson Street, P.O. Box 67, Winterset, IA 50273

**Grantors:**

Estate of Lanny L. Wenck

**Grantees:**

Bradley M. Allen  
Jill M. Allen

**Legal description:** See Page 2

**Document or instrument number of previously recorded documents:** N/A



COURT OFFICER DEED

IN THE MATTER OF
IN THE ESTATE OF
LANNY L. WENCK

now pending in the Iowa District Court in and for MADISON County.

Case No. ESPR012895

Pursuant to the authority and power vested in the undersigned, and in consideration of Seven Hundred Fifty Thousand----- Dollar(s) and other valuable consideration, the undersigned, in the representative capacity designated below, hereby Convey(s) to Bradley M. Allen and Jill M. Allen, as Joint Tenants with Full Rights of Survivorship and not as Tenants in Common, the following

described real estate in MADISON County, Iowa:

Lot One (1) of Lanny Wenck Addition to the City of Winterset, Madison County, Iowa, AND a parcel of land located in the East Half (1/2) of the Northeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Thirty-six (36), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th Principal Meridian, City of Winterset, Madison County, Iowa, more particularly described as follows: Commencing at the Northeast Corner of said Section Thirty-six (36); thence along the North line of the Northeast Quarter (1/4) of said Section Thirty-six (36), North 90°00'00" West, 659.53 feet; thence South 0°20'55" East, 115.94 feet to the point of beginning; thence continuing South 0°20'55" East, 211.35 feet; thence South 90°00'00" East, 14.01 feet; thence North 0°02'47" West, 210.50 feet; thence along the South Highway Right of Way line, North 86°47'11" West, 15.15 feet to the point of beginning. Said parcel of land contains 0.071 Acres.

This Deed is in fulfillment of the Real Estate Contract filed for record with the Madison County Recorder's Office on January 4, 2017 in Book 2017 at Page 16.

Words and phrases herein, including acknowledgement hereof, shall be construed as in the singular or plural number, and as masculine, feminine or neutral gender, according to the context.

Dated: January 28, 2020.

By Darrell Goodhue
Title Darrell Goodhue

By
Title

As \*in the As Executor \*in the
above entitled estate or cause. above entitled estate or cause.

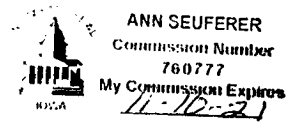
\*Executor, Administrator, Guardian, Conservator, Trustee, Referee, Commissioner, or Receiver Acknowledgment for Individuals

**Acknowledgment for Individuals**

STATE OF IOWA, COUNTY OF Warren

This record was acknowledged before me on January 28, 2020,  
by Darrell Goodhue  
as Executor  
of the Estate of Lanny L. Wenck

Ann Seufferer  
Signature of Notary Public



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

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

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

**Acknowledgment for Corporations**

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

This record was acknowledged before me on \_\_\_\_\_,  
by \_\_\_\_\_  
as \_\_\_\_\_  
of \_\_\_\_\_  
on behalf of said corporation as fiduciary

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

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

This record was acknowledged before me on \_\_\_\_\_,  
by \_\_\_\_\_  
as \_\_\_\_\_  
of \_\_\_\_\_  
on behalf of said corporation as fiduciary

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