



Document 2021 1235

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INDX
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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

**COURT OFFICER DEED
Recorder's Cover Sheet**

Preparer Information: Mark L. Smith, 101 1/2 W. Jefferson, Winterset, IA 50273, Phone:
515-462-3731

Taxpayer Information: Jerry Todd Cleghorn, 2856 Quail Ridge Trail, Winterset, Iowa 50273

✓ **Return Document To:** Mark L. Smith, 101 1/2 W. Jefferson, Winterset, Iowa 50273

Grantors: Andy Cleghorn

Grantees: Jerry Todd Cleghorn

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



COURT OFFICER DEED

THE ESTATE OF
JERRY LEE CLEGHORN

now pending in the Iowa District Court in and for Madison County. Case No. ESPR013153


Pursuant to the authority and power vested in the undersigned, and in consideration of One Dollar(s) and other valuable consideration, the undersigned, in the representative capacity designated below, hereby Convey(s) to Jerry Todd Cleghorn the following described real estate in Madison County, Iowa:

This deed is exempt according to Iowa Code 428A.2(20).

see exhibit 1.. KL

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: 3-24-2021

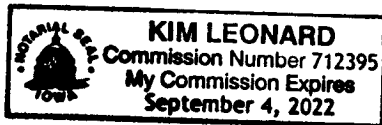


Andy Cleghorn

*Executor, Administrator, Guardian, Conservator, Trustee, Referee, Commissioner, or Receiver

STATE OF IOWA, COUNTY OF MADISON, ss:

Signed and sworn to before me on this 24th day of March, 2021, by Andy Cleghorn, Administrator of the Jerry Lee Cleghorn Estate.

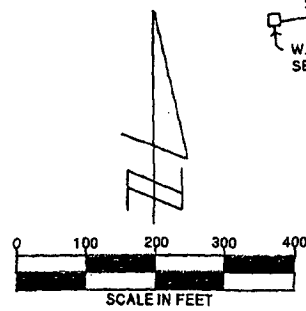
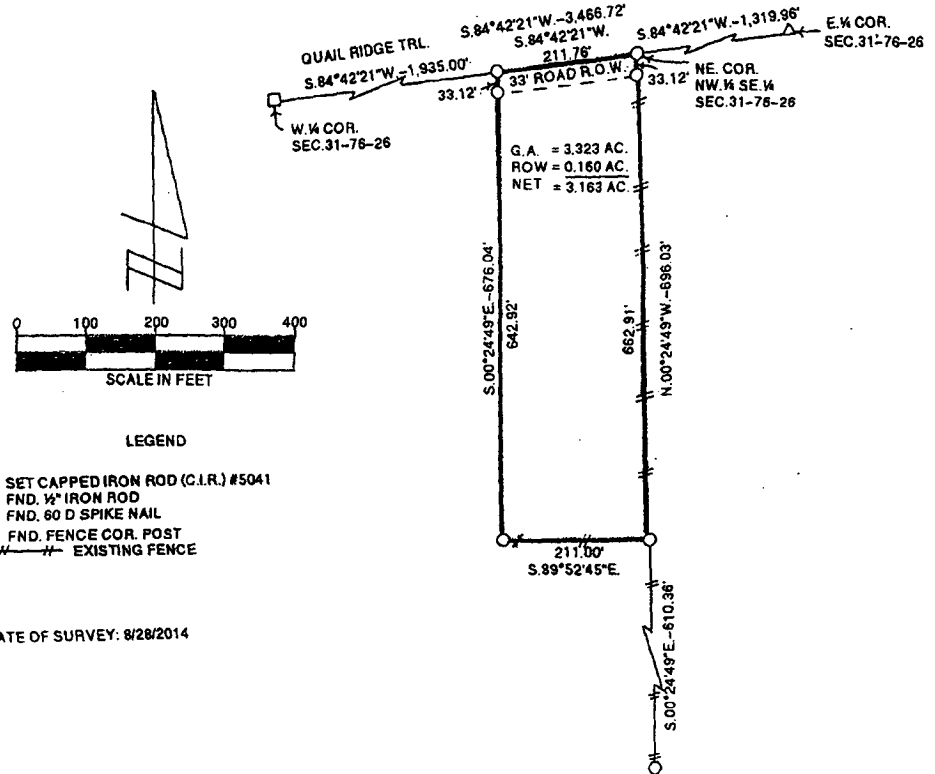




Signature of Notary Public

VANCE & HOCHSTETLER, P.C. CONSULTING ENGINEERS, WINTERSSET, IOWA (515) 462-3995
 CHARLES T. VANCE, 110 WEST GREEN ST., WINTERSSET, IOWA 50273-1533
 JAMES M HOCHSTETLER, 110 WEST GREEN ST., WINTERSSET, IOWA 50273 - 1533

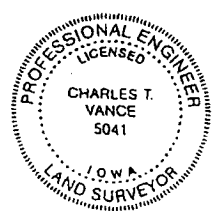
PLAT OF SURVEY IN THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER
 OF SECTION 31, TOWNSHIP 76 NORTH, RANGE 26 WEST
 OF THE 5TH P.M., MADISON COUNTY, IOWA.
 OWNED BY: JERRY L. & KATHLEEN M. CLEGHORN



- LEGEND
- SET CAPPED IRON ROD (C.I.R.) #5041
 - △ FND. 1/2" IRON ROD
 - FND. 60 D SPIKE NAIL
 - FND. FENCE COR. POST
 - — — EXISTING FENCE

DATE OF SURVEY: 8/28/2014

LEGAL DESCRIPTION:
 Parcel "B" in the Northwest Quarter of the Southeast Quarter of Section 31, Township 76 North, Range 26 West of the 5th P.M., Madison County, Iowa, more particularly described as follows:
 Commencing at the East Quarter Corner of Section 31, Township 76 North, Range 26 West of the 5th P.M., Madison County, Iowa; thence South 84°42'21" West, 1,319.96 feet along the Quarter Section Line to the Northeast Corner of the Northwest Quarter of the Southeast Quarter of said Section 31 and being the Point of Beginning. Thence continuing along said Quarter Section Line, South 84°42'21" West, 211.76 feet; thence South 00°24'49" East, 676.04 feet; thence along a fence line, South 89°52'45" East, 211.00 feet; thence along a property line fence, North 00°24'49" West, 696.03 feet to the Point of Beginning and containing 3.323 Acres including 0.160 Acres of Madison County Road Right of Way.



I hereby certify that this land surveying document was prepared and the related survey work was performed by me or under my direct personal supervision and that I am a duly Licensed Land Surveyor under the laws of the State of Iowa.

Charles T. Vance 12 Sept. 2014
 Charles T. Vance, PE & PLS Date

License No. 5041



Mvl license renewal date is 08/28/2016