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Rec Amt \$22.00 Aud Amt \$25.00

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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

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: Carol Parker, 1881 Green Valley Trail, Winterset, 50273

✓ **Return Document To:** Carol Parker, 1881 Green Valley Trail, Winterset, 50273

Grantors: Russell D. Parker Estate

Grantees: Carol Parker

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



COURT OFFICER DEED

THE ESTATE OF
RUSSELL D. PARKER


now pending in the Iowa District Court in and for Madison County. Case No. ESPR013220

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 Carol Parker, the following described real estate in Madison County, Iowa:

This deed is exempt according to Iowa Code 428A.2(3).
See attached Exhibit "A"

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: 8/27/21



Carol Parker

As Executor *in the above entitled estate or cause.

STATE OF IOWA, COUNTY OF MADISON, ss:

This record was acknowledged before me on August 27, 2021, by Carol Parker as Executor of Russell D. Parker Estate.



Signature of Notary Public

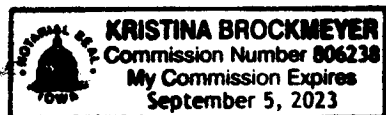


Exhibit "A"

Lots Two (2) and Three (3) in Block Two (2) of the Watts & Corkrean Addition, Plat No. 2, to the City of Winterset, Madison County, Iowa.

AND

The West 150 Feet of the East 812.8 Feet of the South 290.4 Feet of the North Half ($\frac{1}{2}$) of the Northwest Fractional Quarter ($\frac{1}{4}$) of Section Thirty-one (31) in Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa.

AND

The South One-fourth ($\frac{1}{4}$) of the Northwest Quarter ($\frac{1}{4}$) of the Northeast Quarter ($\frac{1}{4}$) of Section Sixteen (16), in Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, AND The South Half ($\frac{1}{2}$) of the Southwest Quarter ($\frac{1}{4}$) and the West Half ($\frac{1}{2}$) of the Southwest Quarter ($\frac{1}{4}$) of the Southeast Quarter ($\frac{1}{4}$) and the South Half ($\frac{1}{2}$) of the Southeast Quarter ($\frac{1}{4}$) of the Southwest Quarter ($\frac{1}{4}$) of the Southeast Quarter ($\frac{1}{4}$) and the following described tract of land, to-wit: Commencing 68 rods South of the Southeast corner of the Northwest Quarter ($\frac{1}{4}$) of Section Nine (9) and running thence South 12 rods, thence East 60 rods, thence North 24 rods, thence in a Southwesterly direction in a straight line to the place of beginning, all in Section Nine (9); and the Northeast Quarter ($\frac{1}{4}$) of the Northwest Quarter ($\frac{1}{4}$) and the North Three-fourths ($\frac{3}{4}$) of the Northwest Quarter ($\frac{1}{4}$) of the Northeast Quarter ($\frac{1}{4}$) and the Northwest Quarter ($\frac{1}{4}$) of the Southwest Quarter ($\frac{1}{4}$) of the Northeast Quarter ($\frac{1}{4}$) and the North One (1) Acre of the Northeast Quarter ($\frac{1}{4}$) of the Southeast Quarter ($\frac{1}{4}$) of the Northwest Quarter ($\frac{1}{4}$) and all that part of the West Half ($\frac{1}{2}$) of the Southeast Quarter ($\frac{1}{4}$) of the Northwest Quarter ($\frac{1}{4}$) lying North of the main channel of North River, of Section Sixteen (16); all in Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa.

AND

Lots One (1) and Seven (7) of the Subdivision of the Southeast Quarter ($\frac{1}{4}$) of Section Nine (9), Township Seventy-six (76) North, Range Twenty-eight (28) West of the Fifth Principal Meridian, Madison County, Iowa, **AND** that part of Lot Two (2) of said subdivision described as follows: Beginning at the Northeast corner of Lot Two (2); thence on an assumed bearing of South 00°06'00" West along the East line of said Lot Two (2), 457.97 feet; thence South 89°12'10" West 579.46 feet; thence North 12°05'50" West 466.97 feet to the north line of said Lot Two (2); thence North 89°12'10" East along said north line 678.13 feet to the point of beginning. Said part of Lot Two (2) contains 6.61 acres more or less.

AND

The West 60.63 Feet of Lot Fourteen (14), Block One (1), Plat No. 1, Watts and Corkrean Addition to the City of Winterset, Madison County, Iowa.

AND

Lot Four (4) in Block Two (2) of Watts-Corkrean Addition Plat No. Two (2) to the City of Winterset, Madison County, Iowa.

AND

Lot Ten (10) of Block Two (2), Plat No. 1 to the Watts-Corkrean Addition to Winterset, Madison County, Iowa.