

BK: 2022 PG: 1877  
Recorded: 6/22/2022 at 1:52:38.0 PM  
Pages 2  
County Recording Fee: \$17.00  
Iowa E-Filing Fee: \$3.00  
Combined Fee: \$20.00  
Revenue Tax: \$351.20  
LISA SMITH RECORDER  
Madison County, Iowa

**Return To:** Samuel H. Braland, P.O. Box 370, Earlham, Iowa 50072

**Taxpayer:** Chance T. Benoit and Mariah L. McKinnon, 1211 South 4<sup>th</sup> Ave., Winterset, Iowa 50273

**Preparer:** Samuel H. Braland, P.O. Box 370, Earlham, Iowa 50072 (515) 758-2267



## COURT OFFICER DEED

IN THE MATTER OF  
THE ESTATE OF  
JACK L. BENOIT, Deceased,

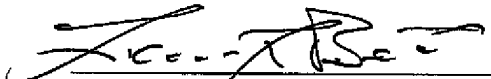
now pending in the Iowa District Court in and for Madison County. Case No. ESPR012820


Pursuant to the authority and power vested in the undersigned, and in consideration of \$220,000.00 Dollar(s) and other valuable consideration, the undersigned, in the representative capacity designated below, hereby Convey(s) to: **CHANCE T. BENOIT and MARIAH L. McKINNON, a married couple, as joint tenants with full rights of survivorship, and not as tenants in common**, the following described real estate in Madison County, Iowa:

A tract of land located in the Southeast Quarter (¼) of the Northeast Quarter (¼) of Section One (1), Township Seventy-five (75) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa, and more particularly described as follows, to-wit: Commencing at a point 797 feet South of the Northwest corner of the Southeast Quarter (¼) of the Northeast Quarter (¼) of said Section 1, running thence North 72°16' East 546 feet, thence South 8°10' East 281 feet, thence North 87°50' West 560.4 feet to the West line of said Southeast Quarter (¼) of the Northeast Quarter (¼), thence North 90.6 feet to the point of beginning, containing 2.3188 acres.

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.

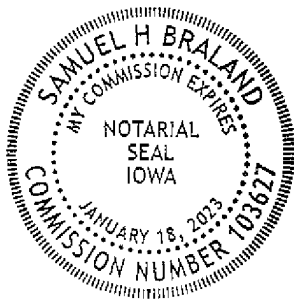
Dated: June 14, 2022.

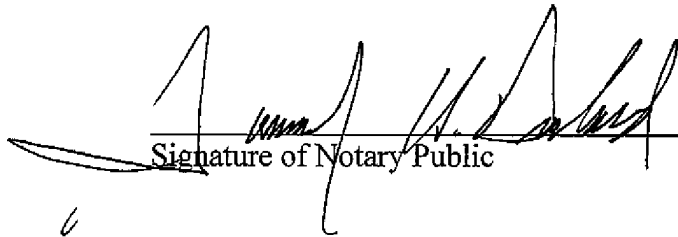
  
\_\_\_\_\_  
Lance Benoit

  
\_\_\_\_\_  
Tricia Behlers  
As Co-Executors in the above entitled estate or cause.

STATE OF IOWA, COUNTY OF MADISON, ss:

This record was acknowledged before me on June 14, 2022, by Lance Benoit and Tricia Behlers as Co-Executors of the Estate of Jack L. Benoit.



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