



Document 2022 2328

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Rec Amt \$17.00 Aud Amt \$25.00

INDX
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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

**QUIT CLAIM DEED
Recorder's Cover Sheet**

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

Taxpayer Information: Blair Farm of Madison County, LLC, 201 E. Jefferson, Apt. #4,
Winterset, IA 50273

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

Grantors: Alice A. Brown Trust dated June 30, 2005

Grantees: Blair Farm of Madison County, LLC

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



QUIT CLAIM DEED

For the consideration of One Dollar(s) and other valuable consideration, Alice A. Brown and Darrell Blair, Trustees of the Alice A. Brown Trust dated June 30, 2005, do hereby Quit Claim to Blair Farm of Madison County, LLC, all our right, title, interest, estate, claim and demand in the following described real estate in Madison County, Iowa:

See attached legal description

This deed is exempt according to Iowa Code 428A.2(21).

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 hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Dated: 80922

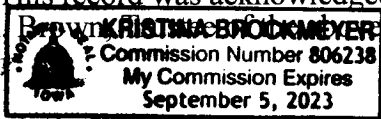
Alice A. Brown Trust dated June 30, 2005

By Alice A Brown
Alice A. Brown, as Trustee

By Darrell Blair
Darrell L. Blair, as Trustee

STATE OF IOWA, COUNTY OF MADISON

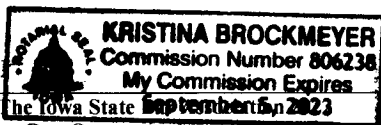
This record was acknowledged before me on August 1, 2022, by Alice A. Brown, Kristina Brockmeyer, entitled trust.



Kristina Brockmeyer
Signature of Notary Public

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on August 4, 2022, by Darrell L. Blair, Trustee of the above-entitled trust.



Kristina Brockmeyer
Signature of Notary Public

Legal Description:

An undivided one-half interest in the following described real estate, to-wit:

The Northeast Quarter (NE $\frac{1}{4}$) and the North Half of the Northwest Quarter (N $\frac{1}{2}$ NW $\frac{1}{4}$) of Section Twenty-eight (28), Township Seventy-four (74) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa; and

The East Half of the Southeast Quarter (E $\frac{1}{2}$ SE $\frac{1}{4}$) of Section Twenty-one (21), Township Seventy-four (74) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa; and

The South Thirty (30) acres of the Northwest Quarter of the Northwest Quarter (NW $\frac{1}{4}$ NW $\frac{1}{4}$), and the Southwest Quarter of the Northwest Quarter (SW $\frac{1}{4}$ NW $\frac{1}{4}$), all in Section Twenty-two (22), Township Seventy-four (74) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, except Moon Cemetery, being approximately Six and Sixty-two Hundredths (6.62) acres, described as follows: Commencing Eleven (11) rods East of the Southwest corner of the Southeast Quarter of said Southwest Quarter of the Northwest Quarter (SE $\frac{1}{4}$ SW $\frac{1}{4}$ NW $\frac{1}{4}$), thence North Six Hundred Three and Six Tenths feet (603.6'), thence East Twenty-nine (29) rods to the Quarter Section line, thence South to the Southeast corner of said Southwest Quarter of the Northwest Quarter (SW $\frac{1}{4}$ NW $\frac{1}{4}$), thence West Twenty-nine (29) rods to the place of beginning; and

North Half of the Southwest Quarter (N $\frac{1}{2}$ SW $\frac{1}{4}$), the Southeast Quarter of the Northwest Quarter (SE $\frac{1}{4}$ NW $\frac{1}{4}$), and the Northeast Quarter of the Northwest Quarter (NE $\frac{1}{4}$ NW $\frac{1}{4}$), all in Section Fifteen (15), Township Seventy-four (74) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa; and

South Half of the Northwest Quarter (S $\frac{1}{2}$ NW $\frac{1}{4}$) of Section 34, Township Seventy-four (74) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa.