



Document 2022 3016

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Date 10/17/2022 Time 1:02:15PM

Rec Amt \$12.00 Aud Amt \$5.00 INDX

Rev Transfer Tax \$303.20 ANNO

Rev Stamp# 389 DOV# 383 SCAN

LISA SMITH, COUNTY RECORDER CHEK
MADISON COUNTY IOWA

\$190,000⁰⁰

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

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

¹/_a **Taxpayer Information:** Heidi Stephenson and Josh Stephenson, 2489 Hiatt Apple Trail,
Winterset, IA 50273

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

Grantors: The Estate of Charles D. Dixon

Grantees: Heidi Stephenson and Josh Stephenson

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



COURT OFFICER DEED

The Estate of Charles D. Dixon

now pending in the Iowa District Court in and for Madison County. Case No. ESPR013285.

Pursuant to the authority and power vested in the undersigned, and in consideration of One Hundred Ninety Thousand Dollar(s) and other valuable consideration, the undersigned, in the representative capacity designated below, hereby Convey(s) to Heidi Stephenson and Josh Stephenson, as Joint Tenants with Full Rights of Survivorship and Not as Tenants in Common, the following described real estate in Madison County, Iowa:

Lot Three (3) of Jones Creek Development located in the Northeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Twenty-three (23), Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa.



~~There is no known private burial site, well, solid waste disposal site, underground storage tank, hazardous waste, or private sewage disposal system on the property as described in Iowa Code Section 558.69, and therefore the transaction is exempt from the requirement to submit a groundwater hazard statement.~~ MWE

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: 10/06/2022

Chanequia Dixon

As Administrator *in the above entitled estate or cause.

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

STATE OF Florida, COUNTY OF Pasco, ss:

This record was acknowledged before me on 10/06/2022, by Chanequia Dixon as Administrator of The Charles D. Dixon Estate.

Notary Public State of Florida
Samer S Marsis Tawfik
My Commission HH 314599
Expires 9/21/2026

Signature of Notary Public