



Document 2023 2829

Book 2023 Page 2829 Type 03 004 Pages 3
Date 11/16/2023 Time 1:07:49PM
Rec Amt \$17.00 Aud Amt \$10.00

INDX
ANNO
SCAN

BRANDY MACUMBER, 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: Saratoga Farms, LLC, 319 Seitz Drive, Salina, KS 67401

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

Grantors: Estate of Tim Alan Engnell

Grantees: Saratoga Farms, LLC

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



COURT OFFICER DEED

IN THE MATTER OF
ESTATE OF TIM ALAN ENGNELL,

now pending in the Iowa District Court in and for Madison County. Case No. ESPR013290

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 Saratoga Farms, LLC, a limited liability company organized and existing under the laws of Delaware, the following described real estate in Madison County, Iowa:

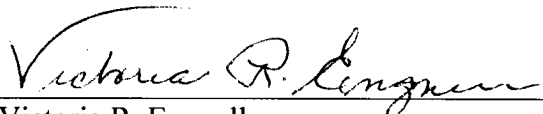
The North Half ($\frac{1}{2}$) of the Northwest Quarter ($\frac{1}{4}$) of the Southwest Quarter ($\frac{1}{4}$); **AND** the South one (1) acre of the East nineteen (19) acres of the Southwest Quarter ($\frac{1}{4}$) of the Northwest Quarter ($\frac{1}{4}$), **ALL IN** Section Thirty-four (34), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa; **AND** all that part of the Southwest Quarter ($\frac{1}{4}$) of the Southwest Quarter ($\frac{1}{4}$) of Section Twenty-seven (27), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, lying and being South of the highway.

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

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.

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: November 14, 2023.


Victoria R. Engnell

As Executor *in the above entitled estate or cause.

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

STATE OF ILLINOIS, COUNTY OF MCDONOUGH, ss:

This record was acknowledged before me on NOVEMBER 14, 2023, by
Victoria R. Engnell as Executor of Tim Alan Engnell Estate.

Brandi Wisslead
Signature of Notary Public

