



Document 2009 2585

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Date 8/14/2009 Time 1:55 PM

Rec Amt \$24.00 Aud Amt \$5.00

Rev Transfer Tax \$383.20

Rev Stamp# 197 DOV# 209

INDX

ANNO

SCAN

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

CHEK



### COURT OFFICER DEED

THE IOWA STATE BAR ASSOCIATION

Official Form No. P201

Recorder's Cover Sheet

**Preparer Information:** (Name, address and phone number)

Jerrold B. Oliver, P.O. Box 230, Winterset, IA 50273, Phone: (515) 462-3731

\$240,000.00

**Taxpayer Information:** (Name and complete address)

Dennis R. Phillips, 2843 Peru Rd., Peru, IA 50222

**Return Document To:** (Name and complete address)

Jerrold B. Oliver, P.O. Box 230, Winterset, IA 50273, Phone: (515) 462-3731

**Grantors:**

THE ESTATE OF  
MARY E. PHILLIPS  
Dennis R. Phillips  
Elizabeth A. Woods

**Grantees:**

Dennis R. Phillips

**Legal description:** See Page 2

**Document or instrument number of previously recorded documents:**



### COURT OFFICER DEED

THE ESTATE OF

MARY E. PHILLIPS

now pending in the Iowa District Court

in and for MADISON County, Probate No. ESPRO12223

Pursuant to the authority and power vested in the undersigned, and in consideration of \$240,000.00 Dollar(s) and other valuable consideration, the undersigned, in the representative capacity designated below, hereby Convey(s) to Dennis R. Phillips

the following described real estate in Madison County, Iowa:  
See description attached hereto and marked Exhibit "A".

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine, feminine or neuter gender, according to the context.

Dated: July 17, 2009

By _____	Title	<u>X Dennis R. Phillips</u>
By _____	Title	<u>X Elizabeth A. Woods</u>
		Elizabeth A. Woods

As \_\_\_\_\_ \*in the above entitled estate or cause. As Executor \_\_\_\_\_ \*in the above entitled estate or cause.

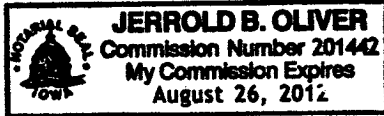
\*Executor, Administrator, Guardian, Conservator, Trustee, Referee, Commissioner, or Receiver

**Acknowledgment for Individuals**

STATE OF IOWA, COUNTY OF MADISON

This instrument was acknowledged before me on July 17, 2009, by Dennis R. Phillips

as Executor  
of Mary E. Phillips

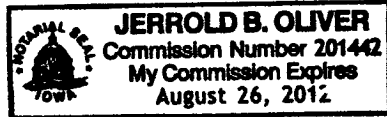


Jerrold B. Oliver  
Jerrold B. Oliver, Notary Public

STATE OF IOWA, COUNTY OF MADISON

This instrument was acknowledged before me on July 17, 2009, by Elizabeth A.

Woods  
as Executor  
of Mary E. Phillips



Jerrold B. Oliver  
Jerrold B. Oliver, Notary Public

**Acknowledgment for Corporation**

STATE OF \_\_\_\_\_, COUNTY OF \_\_\_\_\_

This instrument was acknowledged before me on \_\_\_\_\_, \_\_\_\_\_, by \_\_\_\_\_

as \_\_\_\_\_  
of \_\_\_\_\_  
on behalf of said corporation as fiduciary.

\_\_\_\_\_  
\_\_\_\_\_, Notary Public

STATE OF \_\_\_\_\_, COUNTY OF \_\_\_\_\_

This instrument was acknowledged before me on \_\_\_\_\_, \_\_\_\_\_, by \_\_\_\_\_

as \_\_\_\_\_  
of \_\_\_\_\_  
on behalf of said corporation as fiduciary.

\_\_\_\_\_  
\_\_\_\_\_, Notary Public

EXHIBIT "A"



South Half ( $\frac{1}{2}$ ) of the Northwest Quarter ( $\frac{1}{4}$ ) and the North  
Half ( $\frac{1}{2}$ ) of the Southwest Quarter ( $\frac{1}{4}$ ) of Section Ten (10),  
Township Seventy-four (74) North, Range Twenty-six (26)  
West of the 5th P.M., Madison County, Iowa