



Document 2009 3372

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Date 11/09/2009 Time 4:02 PM

Rec Amt \$19.00 Aud Amt \$5.00

Rev Transfer Tax \$27.20

Rev Stamp# 287

INDX

ANNO

SCAN

LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

CHEK



WJ-



## COURT OFFICER DEED

THE IOWA STATE BAR ASSOCIATION

Official Form No. P201

Recorder's Cover Sheet

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

G. Stephen Walters, PO Box 230, Winterset, IA 50273, Phone: (515) 462-3731

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

James M. Van Rossum and Kathryn Van Rossum, 3356 280th Lane, Truro, IA 50257

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

G. Stephen Walters, PO Box 230, Winterset, IA 50273, Phone: (515) 462-3731

**Grantors:**

IN THE MATTER OF THE ESTATE  
OF BILLIE DEAN HUGLIN,  
DECEASED  
Carole Ann Huglin

**Grantees:**

James M. Van Rossum  
Kathryn Van Rossum

**Legal description:** See Page 2

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



### COURT OFFICER DEED

IN THE MATTER OF THE ESTATE OF BILLIE DEAN  
HUGLIN, DECEASED

now pending in the Iowa District Court

in and for MADISON County, PROBATE No. \_\_\_\_\_

Pursuant to the authority and power vested in the undersigned, and in consideration of \$17,500.00 Dollar(s) and other valuable consideration, the undersigned, in the representative capacity designated below, hereby Convey(s) to James M. Van Rossum and Kathryn Van Rossum, Husband and Wife,

the following described real estate in Madison County, Iowa:  
The Northeast Quarter (NE $\frac{1}{4}$ ) of the Northeast Quarter (NE $\frac{1}{4}$ ) of the Northwest Fractional Quarter (NW Fr. $\frac{1}{4}$ ) of Section One (1), Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa.

This Court Officer Deed is given in fulfillment of a Real Estate Contract from Billie Dean Huglin and Carole Ann Huglin, Husband and Wife, to James M. Van Rossum and Kathryn Van Rossum, Husband and Wife, as Joint Tenants with Full Rights of Survivorship and Not as Tenants in Common, dated November 10, 2003, and recorded November 13, 2003, in Book 2003 on Page 6795 in the Office of the Madison County, Iowa, Recorder.

This Court Officer Deed is designed to convey Decedent Billie Dean Huglin's undivided one-half interest in the real property covered by the above described Real Estate Contract, with the other undivided one-half interest being simultaneously conveyed by Carole Ann Huglin individually through a separate Warranty Deed.

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: November 3, 2009

By \_\_\_\_\_ Title Carole Ann Huglin  
Carole Ann Huglin

By \_\_\_\_\_ Title \_\_\_\_\_

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

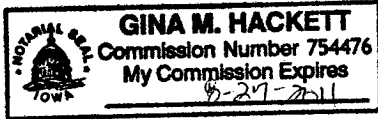
\*Executor, Administrator, Guardian, Conservator, Trustee, Referee, Commissioner, or Receiver



**Acknowledgment for Individuals**

STATE OF IOWA, COUNTY OF MADISON

This instrument was acknowledged before me on November 3, 2009, by Carole Ann Huglin  
as Administrator  
of BILLIE DEAN HUGLIN ESTATE



Gina M. Hackett  
\_\_\_\_\_, Notary Public

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

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

\_\_\_\_\_, 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