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Rec Amt \$17.00 Aud Amt \$10.00

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LISA SMITH, COUNTY RECORDER
MADISON IOWA

TRUSTEE WARRANTY DEED

THE IOWA STATE BAR ASSOCIATION

Official Form No. 107

Recorder's Cover Sheet

Preparer Information:

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

Taxpayer Information:

Martha E. Jordan, 2087 Iowa Ave., Winterset, IA 50273

Return Address

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

Grantors:

Eunice Hann Trust

Grantees:

Martha E. Jordan and Bruce F. Hann as Trustee of the Bruce Hann Property Management Trust

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

TRUSTEE WARRANTY DEED
(Inter Vivos Trust)

For the consideration of \$1.00 Dollar(s) and other valuable consideration, Martha E. Jordan and Bruce F. Hann, Trustees of Eunice M. Hann Trust do hereby convey to Martha E. Jordan a one-half interest and to Bruce F. Hann as Trustee of the Bruce Hann Property Management Trust a one-half interest in and to the following described real estate in Madison County, Iowa:

Lot Seven (7), Block Three (3) West Addition to the City of Winterset, Madison County, Iowa, AND

The Southeast Quarter ($\frac{1}{4}$) of Section Twenty-nine (29), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa

This deed is for the purpose of giving distribution in the above Trust upon the death of Eunice Hann. Therefore, no Declaration of Value or Ground Water Statement is required.

The grantor hereby covenants with grantees, and successors in interest, that grantor holds the real estate by title in fee simple; that grantor has good and lawful authority to sell and convey the real estate; that the real estate is free and clear of all liens and encumbrances, except as may be above stated; and grantor covenants to warrant and defend the real estate against the lawful claims of all persons, except as may be above stated.

The grantor further warrants to the grantees all of the following: That the trust pursuant to which the transfer is made is duly executed and in existence; that to the knowledge of the grantor the person creating the trust was under no disability or infirmity at the time the trust was created; that the transfer by the trustee to the grantees is effective and rightful; and that the trustee knows of no facts or legal claims which might impair the validity of the trust or the validity of the transfer.

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

Dated: Dec 27, 2007

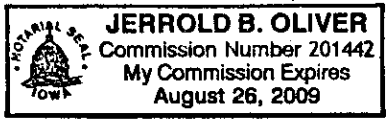
Martha E. Jordan
Martha E. Jordan

Bruce F. Hann
Bruce F. Hann

As Trustees of the above-entitled trust

STATE OF IOWA, COUNTY OF MADISON

This instrument was acknowledged before me on Jan 17, 2008, by Martha E. Jordan.



Jerrold B. Oliver
JERROLD B. OLIVER, Notary Public

STATE OF COLORADO, COUNTY OF Denver

This instrument was acknowledged before me on Dec. 27, 2007, by Bruce F. Hann.

Debbie K. Boatman
DEBBIE K. BOATMAN, Notary Public

