

Book 2004 Page 5802 Type 03 01 Pages 2  
Date 12/08/2004 Time 2:53 PM  
Rec Amt \$12.00 Aud Amt \$5.00  
Rev Transfer Tax \$61.60  
Rev Stamp# 494 DOV# 588

MICHELLE "MICKI" UTSLER, COUNTY RECORDER  
MADISON IOWA

THE IOWA STATE BAR ASSOCIATION  
Official Form No. 107

Jerrold B. Oliver ISBA # 04132

8 Dec 2004  
Joan Welch  
Deb Coakley

COMPUTER   
RECORDED   
COMPARED

Preparer Information Jerrold B. Oliver, P.O. Box 230, Winterset, (515) 462-3731

Individual's Name Street Address City Phone

Address Tax Statement: Scott E. Van Wyk and Jennifer Van Wyk  
1032 NE Hyacinth Ln., Ankeny, IA 50021



\$ 39,000.00

SPACE ABOVE THIS LINE FOR RECORDER

**TRUSTEE WARRANTY DEED**  
(Inter Vivos Trust)

For the consideration of Thirty-nine Thousand  
Dollar(s) and other valuable consideration,  
Daniel F. Mulvihill and Mary E. Mulvihill  
(Trustee) (Co-Trustees) of the Revocable Declaration of Trust dated July 28, 1982

does hereby convey to  
Scott E. Van Wyk and Jennifer Van Wyk, husband and wife, as Joint Tenants with Full Rights of Survivorship and Not as Tenants in Common

the following described real estate in Madison County, Iowa:  
Lot Two (2) in Donegal Highlands, a Subdivision of the South Half (1/2) of the Northeast Quarter (1/4) of Section Thirty-two (32), Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa



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 this 6<sup>th</sup> day of December, 2004.

By: Trustee (title)

Daniel F. Mulvihill  
Daniel F. Mulvihill

By: Trustee (title)

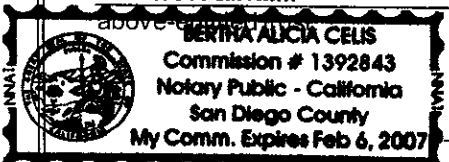
Mary E. Mulvihill  
Mary E. Mulvihill

As (Trustee) (Co-Trustee) of the above-entitled trust

As (Trustee) (Co-Trustee) of the above-entitled trust

STATE OF CALIFORNIA, COUNTY OF SAN DIEGO

This instrument was acknowledged before me on December 6, 2004, by Daniel F. Mulvihill as [Trustee] [Co-Trustee] of the above-entitled trust

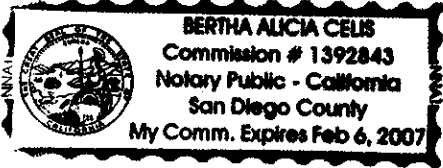


Bertha Alicia Celis, Notary Public in and for said State

CAVEAT: The trustee/grantor should consult with their lawyer concerning the trustee's personal liability arising out of the warranties contained herein.

STATE OF CALIFORNIA, COUNTY OF SAN DIEGO

This instrument was acknowledged before me on December 6, 2004, by Mary E. Mulvihill as [Trustee] [Co-Trustee] of the above-entitled trust.



*Bertha Alicia Celis*

Bertha Alicia Celis, Notary Public in and for said State

**CORPORATE ACKNOWLEDGEMENT**

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

This instrument was acknowledged before me on \_\_\_\_\_, by \_\_\_\_\_ and \_\_\_\_\_ as \_\_\_\_\_ and \_\_\_\_\_ of \_\_\_\_\_, [Trustee] [Co-Trustee] of the above-entitled trust. Said person(s) acknowledge(s) that the corporation has no seal/ has a seal which is affixed hereto.

\_\_\_\_\_, Notary Public in and for said State

