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BOOK 2001 PAGE 1366

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MICKI UTSLER

RECORDER

MADISON COUNTY, IOWA

REC \$ 20.00  
AUD \$ 30.00  
R.M.F. \$ 1.00

COMPUTER   
RECORDED   
COMPARED \_\_\_\_\_

Preparer Information

Jerrold B. Oliver, P.O. Box 230, Winterset, Iowa 50273, (515) 462-3731  
Individual's Name Street Address City Phone



Address Tax Statement: Jeff Kiddoo  
3210 Fawn Ave., Lorimor, IA 50149

SPACE ABOVE THIS LINE  
FOR RECORDER

### WARRANTY DEED

For the consideration of ONE  
Dollar(s) and other valuable consideration,  
RAYMOND F. KIDDOO and JEFF KIDDOO, Trustees of the Kiddoo Trust established under the  
court decree dated February 8, 1999,

do hereby Convey to  
JEFF KIDDOO,

the following described real estate in Madison County, Iowa:  
See 1 in Addendum

Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have 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 grantors Covenant to Warrant and Defend the real estate against the lawful claims of all persons except as may be above stated. Each of the undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the real estate.

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

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

On this \_\_\_\_\_ day of \_\_\_\_\_,  
before me, the undersigned, a Notary  
Public in and for said State, personally appeared

to me known to be the identical persons named in  
and who executed the foregoing instrument and  
acknowledged that they executed the same as their  
voluntary act and deed.

Dated: April 6, 2001  
ss: Kiddoo Trust established under the  
court decree dated February 8, 1999  
By Raymond F Kiddoo  
Raymond F. Kiddoo, Trustee (Grantor)

By Jeff Kiddoo  
Jeff Kiddoo, Trustee (Grantor)

\_\_\_\_\_  
(Grantor)

\_\_\_\_\_  
(Grantor)

Notary Public

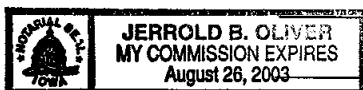
(This form of acknowledgment for individual grantor(s) only)



STATE OF IOWA, COUNTY OF MADISON, ss:

On this 6 day of April, 2001, before me, the undersigned, a Notary Public in and for the said State, personally appeared Raymond F. Kiddoo to me known to be the identical person named in and who executed the foregoing instrument, and acknowledged that the person, as the fiduciary, executed the instrument as the voluntary act and deed of the person and of the fiduciary.

*Jerrold B. Oliver*



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

(Section 558.39, Code of Iowa)

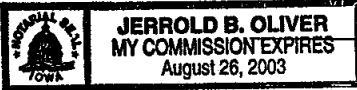
Acknowledgment: For use in the case of an individual fiduciary



STATE OF IOWA, COUNTY OF MADISON, ss:

On this 6 day of April, 2001, before me, the undersigned, a Notary Public in and for the said State, personally appeared Jeff Kiddoo to me known to be the identical person named in and who executed the foregoing instrument, and acknowledged that the person, as the fiduciary, executed the instrument as the voluntary act and deed of the person and of the fiduciary.

*Jerrold B. Oliver*



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

(Section 558.39, Code of Iowa)

Acknowledgment: For use in the case of an individual fiduciary

## Addendum

1. The South Half of the Southeast Quarter ( $S\frac{1}{2}SE\frac{1}{4}$ ) of Section Two (2), and the West  $8\frac{3}{4}$  acres of the Northwest Quarter of the Northeast Quarter of the Northeast Quarter ( $NW\frac{1}{4}NE\frac{1}{4}NE\frac{1}{4}$ ) of Section Eleven (11), all in Township 74 North, Range 29 West of the 5th P.M., Madison County, Iowa, except Parcel "A", a parcel of land located in a portion of the Southeast Quarter ( $SE\frac{1}{4}$ ) of Section Two (2), Township Seventy-four (74) North, Range Twenty-nine (29) West of the 5th P.M., in Madison County, Iowa, more particularly described as: Beginning at a  $\frac{5}{8}$ " iron pin on the SE corner of said Section 2, thence  $S90^{\circ}00'00''W$  along the South line of the  $SE\frac{1}{4}$  of said Section 2 a distance of 208.75' to a  $\frac{1}{2}$ " iron pin, thence  $N00^{\circ}26'50''E$  a distance of 208.75' to a  $\frac{5}{8}$ " iron pin, thence  $N90^{\circ}00'00''E$  a distance of 208.75' to a  $\frac{1}{2}$ " iron pin on the East line of the  $SE\frac{1}{4}$  of said Section 2, thence  $S00^{\circ}26'50''W$  along the East line of the  $SE\frac{1}{4}$  of said Section 2 a distance of 208.75' to the Point of Beginning, containing 1.00 acre subject to any easements of record, and

The South Half of the South Half of the Northeast Quarter ( $S\frac{1}{2}S\frac{1}{2}NE\frac{1}{4}$ ) and the Southeast Quarter ( $SE\frac{1}{4}$ ), except the South 330 feet of the East 223 feet thereof, of Section 28, Township 75 North, Range 28, West of the 5th P.M. in Madison County, Iowa, and

The Northeast Quarter of the Northwest Quarter ( $NE\frac{1}{4}NW\frac{1}{4}$ ) of Section 11, Township 74 North, Range 29 West of the 5th P.M. in Madison County, Iowa, and

The Northwest Fractional Quarter of Section 1, Township 74 North, Range 29 West of the 5th P.M. in Madison County, Iowa, and

The Northwest Quarter of the Northeast Quarter ( $NW\frac{1}{4}NE\frac{1}{4}$ ) of Section 11, Township 74 North, Range 29 West of the 5th P.M. in Madison County, Iowa

Raymond F. Kiddoo hereby reserves the right to occupy the residence, garage, and yard now occupied by him in the Southwest Quarter ( $SW\frac{1}{4}$ ) of the Northwest Quarter ( $NW\frac{1}{4}$ ) of Section 1, Township 74 North, Range 29 West of the 5th P.M., for and during his life.

The consideration for this Deed is less than \$500 and is given for the purpose of making distribution from this Trust. No Declaration of Value or Groundwater Statement is required.