

4645

FILED NO.

BOOK 2003 PAGE 4645

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MICHAEL UTSLER

RECORDER

COUNTY, IOWA

REC \$ 10.00
AUD \$ 10.00
R.M.F. \$ 1.00
5.00

COMPUTER
RECORDED
COMPARED

Preparer Information Samuel H. Braland, 115 E. First Street, P.O. Box 370, Earlham, Iowa 50072 (515) 758-2267
Individual's Name Street Address City Phone

Address Tax Statement : Grant E. Marston
7652 Buckeye Court
Dublin, CA 94568

SPACE ABOVE THIS LINE
FOR RECORDER



COURT OFFICER DEED

IN THE MATTER OF _____

THE ESTATE OF _____

THEODORE R. MARSTON, Deceased,

now pending in the Iowa District Court

in and for Madison County, ESPRO No. 11682

Pursuant to the authority and power vested in the undersigned, and in consideration of One Dollar(s) and other valuable consideration, the undersigned, in the representative capacity designated below, hereby Convey(s) to
GRANT EDWARD MARSTON

the following described real estate in Madison County, Iowa:

The real estate described on Exhibit "A" attached hereto and by this reference incorporated herein.

This transfer is for distribution of assets from an estate and is exempt from the Iowa real estate transfer tax and declaration of value and groundwater hazard statement filing requirements pursuant to Section 428A.2(20), Code of Iowa.

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: August 5, 2003

By _____ Title Dorothy W. Marston
Dorothy W. Marston

By _____ Title _____

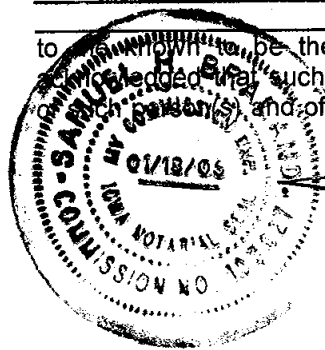
As _____ *in the above entitled estate or cause. As Executor *in the above entitled estate or cause.

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

STATE OF IOWA, COUNTY OF MADISON, ss:

On this 5th day of August, 2003 before me, the undersigned, a Notary Public in and for said state, personally appeared
Dorothy W. Marston

to _____ who is the identical person(s) named in and who executed the foregoing instrument, and _____ such person(s), as such fiduciary(ies), executed the same as the voluntary act and deed _____ and of such fiduciary(ies).



Samuel H. Braland, Notary Public in and for said State

EXHIBIT "A"

The West Fractional Half ($\frac{1}{2}$) of the Northwest Quarter ($\frac{1}{4}$) of Section Six (6), Township Seventy-five (75) North of Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, except .1 acre for road purposes; AND Commencing at the Northeast Corner of the Northeast Quarter ($\frac{1}{4}$) of Section One (1), and running South to the Southeast corner, thence West along the South side of the Northeast Quarter ($\frac{1}{4}$) 845 feet, more or less, to County Road running North and South, thence North along the East line of said Road to North line of said quarter Section, thence East to place of beginning, EXCEPT Commencing at the Northeast Corner of the Northeast Quarter ($\frac{1}{4}$) of Section One (1), thence West along the North line of said quarter Section to the East line of the County Road running North and South which is the point of beginning; thence commencing South 146 feet, thence East 141 feet, thence South 223 feet, thence East 211 feet, thence North 369 feet, more or less, to the North line of said quarter Section, thence West along the North line of said quarter Section 352 feet, more or less, to the point of beginning; all in Township Seventy-five (75) North of Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa.

As a result of a Disclaimer filed by Dorothy W. Marston, the above described real estate passes under paragraph FOURTH of the Last Will And Testament of Theodore R. Marston, deceased, to Theodore R. Marston's sole and only child, Grant Edward Marston. This deed is filed to distribute the above described real estate from the Estate of Theodore R. Marston to the distributee, Grant Edward Marston.