

Document 2005 4604

Book 2005 Page 4604 Type 03 001 Pages 3
Date 9/23/2005 Time 4:12 PM
Rec Amt \$17.00 Aud Amt \$10.00

ENTERED FOR TAXATION
THIS 23 DAY OF Sept 2005
Debbie Corkean

MICHELLE UTSLER, COUNTY RECORDER
MADISON IOWA

COMPUTER	<input checked="" type="checkbox"/>
RECORDED	<input checked="" type="checkbox"/>
COMPARED	<input type="checkbox"/>



WARRANTY DEED
THE IOWA STATE BAR ASSOCIATION
Official Form No. 101
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

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

Taxpayer Information: (Name and complete address)

Katherine Monaghan, Trustee of the Trust created under Declaration of Trust Dated
7040 N Mason Ave.
Chicago, IL 60646

Return Document To: (Name and complete address)

Jerrold B. Oliver
PO BOX 230
Winterset, IA 50273

Grantors:

Katherine E. Monaghan

Grantees:

Katherine E. Monaghan, Trustee of the Trust
created under Declaration of Trust Dated
October 22, 1998

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED

For the consideration of One
Dollar(s) and other valuable consideration,
Katherine E. Monaghan, Single

do hereby Convey to
Katherine E. Monaghan, Trustee of the Trust created under Declaration of Trust dated October 22, 1998

the following described real estate in Madison County, Iowa:
See Exhibit "A" Attached.

The consideration for this deed is less than \$500.00. Therefore no Declaration of Value or Ground Water Statement is required.

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 ILLINOIS
COUNTY OF COK

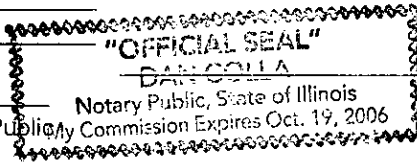
Dated: Sept. 16, 2005

This instrument was acknowledged before
me on 9.16.2005 by
Katherine E. Monaghan

Katherine E. Monaghan
Katherine E. Monaghan (Grantor)

(Grantor)

Dan Colla
DAN COLLA



Notary Public, State of Illinois (Grantor)

(Grantor)

EXHIBIT "A"

Undivided 2/3 interest in and to:

The Southeast Quarter (SE $\frac{1}{4}$), except the South Eight (8) Acres of the Southeast Quarter (SE $\frac{1}{4}$) of said Southeast Quarter (SE $\frac{1}{4}$), and the South Half (S $\frac{1}{2}$) of the Northeast Quarter ($\frac{1}{4}$), and the Southeast Quarter (SE $\frac{1}{4}$) of the Northwest Quarter (NW $\frac{1}{4}$), and the Northeast Quarter (NE $\frac{1}{4}$) of the Southwest Quarter (SW $\frac{1}{4}$), and the East 24 acres of the Southeast Quarter (SE $\frac{1}{4}$) of the Southwest Quarter (SW $\frac{1}{4}$), of Section Eleven (11), and the Southwest Quarter (SW $\frac{1}{4}$) of the Northwest Quarter (NW $\frac{1}{4}$), and the Northwest Quarter (NW $\frac{1}{4}$) of the Southwest Quarter (SW $\frac{1}{4}$), and all that part of the Southwest Quarter (SW $\frac{1}{4}$) of the Southwest Quarter (SW $\frac{1}{4}$) lying and being North of the center of the main channel of North River, containing seven (7) acres more or less, of Section Twelve (12), in Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa

AND

An undivided 1/2 interest in and to:

All that part of the West Sixteen (16) acres of the West Half ($\frac{1}{2}$) of the Southeast Quarter ($\frac{1}{4}$) of the Southwest Quarter ($\frac{1}{4}$) in Section Eleven (11), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., lying East of the county highway extending generally North and South through said described premises.