

Document 2005 5029

Book 2005 Page 5029 Type 03 001 Pages 2  
Date 10/17/2005 Time 3:15 PM  
Rec Amt \$12.00 Aud Amt \$5.00  
Rev Transfer Tax \$56.80  
Rev Stamp# 485 DOV# 474

MICHELLE UTSLER, COUNTY RECORDER  
MADISON IOWA

ENTERED FOR TAXATION  
THIS 17 DAY OF Oct 2005  
*(Max Utler)*  
*Debra Cookman*  
DEPUTY AUDITOR

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

# 36,000.00

**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)

Donald D. Hircock Revocable Trust  
1506 Fawn Ave.  
Earlham, IA 50072

**Return Document To:** (Name and complete address)

✓ Jerrold B. Oliver  
PO BOX 230  
Winterset, IA 50273

**Grantors:**

Albert Charles Fagen

**Grantees:**

Donald D. Hircock Revocable Trust

**Legal description:** See Page 2

**Document or instrument number of previously recorded documents:**



### WARRANTY DEED

For the consideration of Thirty-six thousand  
Dollar(s) and other valuable consideration,  
Albert Charles Fagen, Single

do hereby Convey to  
Peggy L. Higgins, Trustee of the Donald D. Hircock Revocable Trust Agreement dated August 17, 2005

the following described real estate in Madison County, Iowa:  
Lot One (1) of Pondarosa Ranch Subdivision a part of Parcel "E" in the Northwest Fractional Quarter of the Northwest Quarter (NW Fr $\frac{1}{4}$  NW $\frac{1}{4}$ ) of Section Seven (7), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa

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 IOWA  
COUNTY OF MADISON

Dated: Oct. 13, 2005

This instrument was acknowledged before  
me on Oct 13, 2005 by  
Albert Charles Fagen

Albert Charles Fagen  
Albert Charles Fagen (Grantor)

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

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

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

Jerrold B. Oliver  
Notary Public

