

Document 2006 3353

Book 2006 Page 3353 Type 03 004 Pages 4  
Date 8/15/2006 Time 1:12 PM  
Rec Amt \$22.00 Aud Amt \$5.00

MICHELLE UTSLER, COUNTY RECORDER  
MADISON IOWA

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



## COURT OFFICER DEED

THE IOWA STATE BAR ASSOCIATION  
Official Form No. P201  
Recorder's Cover Sheet

**Preparer Information:** (Name, address and phone number)

James E. Van Werden, 1009 Main Street, P.O. Box 99, Adel, IA, IA 50003, Phone: (515) 993-4545

**Taxpayer Information:** (Name and complete address)

Emma Jean Bergman, 4507 Mesa Crossing Lane, Sugar Land, TX 77479

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

James E. Van Werden, 1009 Main Street, P.O. Box 99, Adel, IA, IA 50003, Phone: (515) 993-4545

**Grantors:**

Estate of Alberta Binns

**Grantees:**

Emma Jean Bergman

**Legal description:** See Page 2

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



# COURT OFFICER DEED

IN THE MATTER OF \_\_\_\_\_

THE ESTATE OF \_\_\_\_\_

ALBERTA BINNS, Deceased \_\_\_\_\_

now pending in the Iowa District Court

in and for \_\_\_\_\_ Madison \_\_\_\_\_ County, \_\_\_\_\_ Probate \_\_\_\_\_ No. ESPRO 11937 \_\_\_\_\_

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  
Emma Jean Bergman \_\_\_\_\_

the following described real estate in \_\_\_\_\_ Madison \_\_\_\_\_ County, Iowa:

See Exhibit "A" attached hereto and made a part hereof

Said conveyance is pursuant to the Last Will and Testament of Alberta Binns dated April 16, 2001; hence no revenue stamps are required.

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 9, 2006 \_\_\_\_\_

By \_\_\_\_\_ Title Emma Jean Bergman  
Emma Jean Bergman

By \_\_\_\_\_ Title \_\_\_\_\_

As \_\_\_\_\_ \*in the As Executor \_\_\_\_\_ \*in the  
above entitled estate or cause. above entitled estate or cause.

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

STATE OF IOWA ~~TEXAS~~, COUNTY OF DALLAS, ss:

On this 9<sup>th</sup> day of August, 2006 before me, the undersigned, a Notary Public in and for said state, personally appeared Emma Jean Bergman

to me known to be the identical person(s) named in and who executed the foregoing instrument, and acknowledged that such person(s), as such fiduciary(ies), executed the same as the voluntary act and deed of such person(s) and of such fiduciary(ies).



Kris K Fitch  
Kris K Fitch

, Notary Public in and for said State

STATE OF \_\_\_\_\_, COUNTY OF \_\_\_\_\_, ss:

On this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_ before me, the undersigned, a Notary Public in and for said County and said State, personally appeared \_\_\_\_\_ and \_\_\_\_\_, to me personally known, who being by me duly sworn, did say that they are the \_\_\_\_\_ and \_\_\_\_\_, respectively, of said corporation; that (no seal has been procured by the said) (the seal affixed thereto is the seal of said) corporation; that the instrument was signed (and sealed) on behalf of said corporation by authority of it's Board of Directors; and that \_\_\_\_\_ and \_\_\_\_\_ acknowledged the execution of said instrument to be the voluntary act and deed of the corporation as such fiduciary, by it, by them and as such fiduciary voluntarily executed.

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

**An undivided one-half of the following described property:**

The South 138.96 acres of the Northwest Fractional Quarter (NW frl 1/4) of Section Three (3), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa; and an undivided one-half of the North Fractional Half of the Northeast Quarter (N frl 1/2 NE 1/4) of Section Three (3), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa

**And an undivided one-half of the following described property:**

All that part of the Northeast Quarter (NE1/4) of the Northeast Quarter (NE1/4) of Section Three (3), Township Seventy-six (76) North, Range Twenty-eight (28), West of the 5th P.M., Madison County, Iowa, described as a strip of land one hundred (100') feet in width being fifty (50') feet on each side of the located main track centerline of the CRI&P R.R. Co's. Earlham to Winterset line as now staked and located on over and across said above described land said main track centerline being more particularly described as being at a point in the north line of said quarter quarter, said point being one thousand two hundred fifty-four and three tenths (1254.3') feet west of the Northeast corner of said quarter quarter; thence southerly in a straight line one thousand two hundred ninety-four and eight tenths (1294.8') feet to a point in the south line of said quarter quarter, said point being one thousand one hundred forty and eighty eight hundredths (1140.88') feet west of the southeast corner of said quarter quarter and containing in all two and ninety-eight hundredths (2.98) acres more or less

**EXHIBIT "A"**