

Document 2007 1078

Book 2007 Page 1078 Type 03 001 Pages 2  
Date 3/19/2007 Time 9:54 AM  
Rec Amt \$12.00 Aud Amt \$5.00 INDY  
Rev Transfer Tax \$80.80 ANNC  
Rev Stamp# 97 DOV# 100 SCAN  
LISA SMITH, COUNTY RECORDER CHEK  
MADISON IOWA



# 50,673.60

## Warranty Deed

(Corporate/Business Entity Grantor)  
THE IOWA STATE BAR ASSOCIATION  
Official Form #335

### Recorder's Cover Sheet

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

Aaron H. Ginkens, 4401 Westown Parkway, Suite 307, West Des Moines, IA 50266, Phone: (515) 255-8680

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

Edward Woodson, 10604 Shelley Court, Bull Valley, IL 60098

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

Edward Woodson, 10604 Shelley Court, Bull Valley, IL 60098

**Grantors:**

Iowa Select Farms, L.L.P.

**Grantees:**

Edward M. Woodson Declaration of Trust  
dated October 26, 1981 and Judy A.  
Woodson Declaration of Trust dated October  
26, 1981 as Tenants in Common

**Legal description:** See Page 2

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



# Warranty Deed

(Corporate/Business Entity Grantor)

For the consideration of One (\$1.00) Dollar(s) and other valuable consideration, Iowa Select Farms, L.L.P., a(n) Limited Liability Limited Partnership organized and existing under the laws of Iowa does hereby Convey to Edward M. Woodson Declaration of Trust dated October 26, 1981 and Judy A. Woodson Declaration of Trust dated October 26, 1981 as Tenants in Common the following described real estate in Madison County, Iowa:

The Northwest Fractional Quarter (1/4) of the Southwest Fractional Quarter (1/4) of Section Seven (7), Township Seventy-four (74) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, EXCEPT Parcel "A" located in the Fractional Southwest Quarter (1/4) of said Section Seven (7), containing 4.28 acres, as shown in Plat of Survey filed in Book 2006, Page 2732 on July 3, 2006, in the Office of the Recorder of Madison County, Iowa.

Parcel contains 31.58 acres.

The grantor hereby covenants with grantees, and successors in interest, that it holds the real estate by title in fee simple; that it has 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 it covenants to Warrant and Defend the real estate against the lawful claims of all persons, except as may be above stated.

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

Dated: 2-28-07

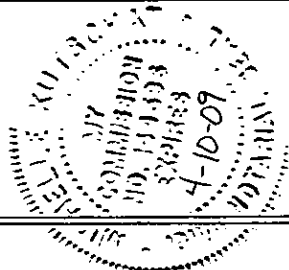
Iowa Select Farms, L.L.P.  
a(n) Limited Liability Limited Partnership

By \_\_\_\_\_  
Iowa Select Farms, Inc., its General Partner

By William C. Foley  
William C. Foley, Treasurer

STATE OF IOWA, COUNTY OF HARDIN

This instrument was acknowledged before me on this February 28, 2007 by William C. Foley as Treasurer of Iowa Select Farms, Inc., the General Partner of Iowa Select Farms, L.L.P. an Iowa Limited Liability Limited Partnership.



Michelle Kutschat  
Michelle Kutschat, Notary Public