

After recording return to:
James D. Beatty
2700 Westown Pkwy., #405
West Des Moines, IA 50266

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

FILED NO. 1350
BOOK 62 PAGE 85
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SEARCHED ✓
RECORDED ✓
INDEXED ✓

MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA
515-225-1100

Prepared by James D. Beatty, 2700 Westown Pkwy., Ste. 405, West Des Moines, IA 50266



COURT OFFICER DEED

SPACE ABOVE THIS LINE
FOR RECORDER

IN THE MATTER

OF THE ESTATE OF

NINA E. BRITTAIN

now pending in the Iowa District Court

in and for Madison County, Probate No. 10351

Pursuant to the authority and power vested in the undersigned, and in consideration of One (\$1.00) Dollar(s) and other valuable consideration, the undersigned, in the representative capacity designated below, hereby Convey to Mark J. Brittain, a married person,

the following described real estate in Madison County, Iowa:

See attached Exhibit "A"

No Revenue Stamps Required; Distribution of an asset of an Estate pursuant to Article V of Decedent's Will; Exemption #3 applies.

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: September 22, 1997

ESTATE OF NINA E. BRITTAIN

By _____
Title _____

By: Mark J. Brittain, Executor
Mark J. Brittain, Executor

By _____
Title _____

As _____ in the above entitled estate or cause.

As Executor in the above titled estate or cause.

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

STATE OF IOWA, MADISON COUNTY, ss:

On this 22nd day of September, 19 97 before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared _____

Mark J. Brittain, Executor,

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

James D. Beatty
James D. Beatty, Notary Public

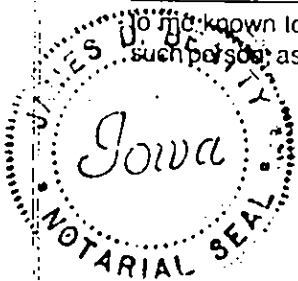


EXHIBIT "A"

The South Forty-six (46) Feet of the East Fifty-seven (57) Feet of Lot Six (6) in Block Three (3) of the original Town of Winterset, Madison County, Iowa, and

The North Eighty-six (86) Feet of Lots Five (5) and Six (6) in Block Three (3) of the original town plat of Winterset, Madison County, Iowa, except the North Thirty-eight (38) Feet of Lot Five (5) and the North Thirty-eight (38) Feet of the West Forty-four (44) Feet of Lot Six (6) in Block Three (3) of the original Town of Winterset, Madison County, Iowa, including a one-half ($\frac{1}{2}$) interest in and to the South wall of the brick building located on said real estate, said wall being hereby designated as a party wall between the parties hereto and their successors, and

Lot Seven (7) in Block Three (3) of the Original Town of Winterset, Madison County, Iowa