

FILED NO. 1138

BOOK 128 PAGE 293

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Gomez

MARY E. WELTY
RECORDER
MADISON COUNTY, IOWA

Fee \$ 10.00, Trans \$5.00

SPACE ABOVE THIS LINE
FOR RECORDER



COURT OFFICER DEED

IN THE MATTER OF THE ESTATE

OF

FLORENCE E. FREY, Deceased,

now pending in the Iowa District Court

in and for Madison County, Probate No. 9641

distribution under the Will of Florence E. Frey

Pursuant to the authority and power vested in the undersigned, and in consideration of 1 ~~Dollars~~ and other valuable consideration, the undersigned, in the representative capacity designated below, hereby

Conveys ~~to an undivided one-half (1/2) interest in equal shares to Karen L. Elderkin, Duane Frey and Gary Frey,~~ and a life estate in an undivided one-half (1/2) interest to Karen L. Elderkin, as Trustee of the Florence E. Frey Trust, a Trust under the Will of Florence E. Frey, Deceased, and the remainder after the life of Louise Welty, in equal shares to Karen L. Elderkin, Duane Frey and Gary Frey, the following described real estate in Madison County, Iowa:

SEE ATTACHED AND INCORPORATED EXHIBIT A.

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: November 26, 1990

FLORENCE E. FREY ESTATE

By _____
Title

By Karen L Elderkin
Karen L. Elderkin

By _____
Title

As _____ * in the above entitled estate or cause.

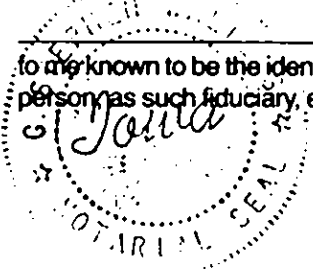
As Executor * in the above entitled estate or cause.

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

STATE OF IOWA, MADISON COUNTY, ss:

On this 26th day of November, 19 90 before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared Karen L. Elderkin

to me 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.



G. Stephen Walters
G. Stephen Walters, Notary Public

ATTACHMENT TO COURT OFFICER DEED IN FLORENCE E. FREY ESTATE

The Southeast Quarter ($\frac{1}{4}$) of the Southwest Quarter ($\frac{1}{4}$) and the Southwest Quarter ($\frac{1}{4}$) of the Southeast Quarter ($\frac{1}{4}$) of Section Twelve (12), Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5th P. M., Madison County, Iowa, except the following described portion thereof:

Commencing at the Southeast Corner of the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 12, T75N, R27W of the 5th P. M., Madison County, Iowa; thence, along the South line of said Section 12, South 90' 00' 00" West 226.80 feet to the Point of Beginning; thence, continuing along said South line, South 90' 00' 00" West 808.81 feet; thence North 00' 18' 24" East 265.92 feet; thence North 90' 00' 00" East 365 feet; thence South 61' 52' 51" East 118.88 feet; thence North 89' 23' 14" East 337.56 feet; thence South 00' 00' 00" 213.50 feet to the Point of Beginning. Said parcel of land contains 4.445 acres, including 1.018 acres of county road right of way.

This conveyance is also an assignment of all of the contract seller's right, title and interest in a Real Estate Contract from Florence E. Frey to Gary Frey, Karen L. Elderkin, and Duane Frey, dated October 11, 1988, and recorded in Book 124 on page 755, in the office of the Madison County Recorder, and in the proceeds therefrom.

EXHIBIT A