

Document 2010 204

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**ANNO SCAN** 

LISA SMITH, COUNTY RECORDER MADISON COUNTY IOWA

CHEK



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### QUIT CLAIM DEED

THE IOWA STATE BAR ASSOCIATION Official Form #106 Recorder's Cover Sheet

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

Jane E. Rosien, 223 E. Court Avenue, P.O. Box 67, Winterset, Iowa 50273

Phone: (515) 462-4912

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

Jack E. and Maria J. Brown, 212 E. Iowa, Greenfield, Iowa 50849

Return Document To: (Name and complete address)

Jane E. Rosien, 223 E. Court Avenue, P.O. Box 67, Winterset, Iowa 50273

Phone: (515) 462-4912

**Grantors:** 

Lonna J. Nielsen

Daniel J. Nielsen

**Grantees:** 

Jack E. Brown Maria J. Brown

Legal description: See Page 2

Document or instrument number of previously recorded documents: N/A



# **QUIT CLAIM DEED**

CIATION			
For the consideration of One a Lonna J. Nielsen and Daniel J. Niel	and 00/100ths lsen. Wife and Husband	Dollar(s) and other val	uable consideration,
Bollita J. Tyloisen and Barner V. Tylor	ioon, ,, iio and ilabound	· · · · · · · · · · · · · · · · · · ·	do hereby
Quit Claim to Jack E. Brown and Ma	ria J. Brown, Husband	and Wife, as Joint Tenants	
of Survivorship and not as Tenants	in Common,	all our right, t	itle, interest, estate,
laim and demand in the following desc	cribed real estate in	Madison	County, Iowa:
ee 1 in Addendum			
Each of the undersigned herebothe real estate. Words and phrase			
the real estate. Words and phrase	s herein, including ackno	wledgment hereof, shall be according to the context.	construed as in the
o the real estate. Words and phrase	s herein, including ackno	wledgment hereof, shall be	construed as in the
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o the real estate. Words and phrase ingular or plural number, and as maso	s herein, including acknoculine or feminine gender,	by b	construed as in the
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the real estate. Words and phrase ingular or plural number, and as maso Lonna J. Nielsen  STATE OF IOWA This instrument was acknowledged beto Nielsen and Daniel J. Nielsen, Wife	(Grantor)  (Grantor)  (Grantor)  (Grantor)  (Grantor)  (Grantor)  (Asevante in the content of th	Dated: December  Dated: December  Daniel J. Nielsen	(Grantor)  (Grantor)  (Grantor)

## Addendum

1. Parcel "K" in the Northeast Quarter of the Southwest Quarter of Section 13, Township 76 North, Range 29 West of the 5th P.M., Madison County, Iowa is made up of two separate parcels more particularly described as Parcel "K" (North) and Parcel "K" (South):

## Parcel "K" (North)

Commencing at the Center of Section 13, Township 76 North, Range 29 West of the 5th P.M., Madison County, Iowa thence South 89°45'50" West 399.50 feet along the North line of the Northeast Quarter of the Southwest Quarter of said Section 13 to the Point of Beginning; thence South 00°47'58" East 910.79 feet along the existing fence line; thence North 03°41'22" West 912.40 feet to a point on the North line of said Northeast Quarter of the Southwest Quarter, which is 445.50 feet (27 rod) West of the Center of said Section 13; thence South 89°45'50" West 46.00 feet to the Point of Beginning containing 0.48 acres.

### Parcel "K" (South)

Beginning at the Southeast Corner of the Northeast Quarter of the Southwest Quarter of Section 13, Township 76 North, Range 29 West of the 5th P.M., Madison County, Iowa thence South 89°47'16" West 363.00 feet (22 rod); thence North 03°41'22" West 38.32 feet to point in existing fence; thence South 88°13'12" East 365.60 feet to a point on the East line of said Northeast Quarter of the Southwest Quarter; thence South 00°06'01" East 25.54 feet to the Point of Beginning containing 0.27 acres.

This instrument is without actual consideration in order to correct the boundary to the above-described real estate and is exempt from transfer tax under Iowa Code Section 428A.2(21).