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Rec Amt \$14.00 Aud Amt \$5.00

Rev Transfer Tax \$67.20

Rev Stamp# 425 DOV# 454

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

INDX ✓

ANNO

SCAN

CHEK

QUIT CLAIM DEED

Recorder's Cover Sheet

Preparer Information: (name, address and phone number)

Gerald P. Schutte, 2322 E. Kimberly Road, Ste 120W, Davenport, IA 52807, Phone: (563) 359-3591 \$42,500

Taxpayer Information: (name and complete address)

David M. Croy, 1251 Heritage Ave., Earlham, IA 50072

Return Document To: (name and complete address)

David M. Croy, 1251 Heritage Ave., Earlham, IA 50072

Grantors:

Wells Fargo Financial Iowa 3, Inc.

Grantees:

David M. Croy

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

Quit Claim Deed

For the consideration of One (\$1.00) Dollar(s) and other valuable consideration, WELLS FARGO FINANCIAL IOWA 3, INC. does hereby Quit Claim to DAVID M. CROY, a married person, all its right, title, interest, estate, claim and demand in the following described real estate in MADISON County, Iowa:

Parcel "A" located in the Northeast Quarter of the Southeast Quarter of Section 18, Township 77 North, Range 28 West of the 5th Principal Meridian, Madison County, Iowa, more particularly described as follows: Beginning at the East Quarter corner of Section 18, Township 77 North, Range 28 West of the Fifth Principal Meridian, Madison County, Iowa; thence South 0 degrees 00 minutes 00 seconds West along the East line of the Southeast Quarter of said Section 18, 1,155.47 feet; thence South 90 degrees 00 minutes 00 seconds, West, 40.00 feet to a point in the West right-of-way (R.O.W.) line of an unpaved County Road; thence North 46 degrees 58 minutes 38 seconds West, 551.92 feet; thence North 0 degrees 00 minutes 00 seconds East, 777.78 feet to a point on the North line of the Northeast Quarter of the Southeast Quarter of said Section 18; thence North 89 degrees 51 minutes 20 seconds East along the North Line of the Northeast Quarter of the Southeast Quarter of said Section 18, 443.50 feet to the Point of Beginning. Said Parcel contains 10.014 acres, including 1.061 acres of County Road right-of-way. Subject any easements and restrictions of record.

Locally known as: 1251 Heritage Ave., Earlham, Iowa.

In addition, Seller hereby Quit Claims only whatever interest it may have in and to a manufactured/mobile home that is attached to the property, which home is described as a Skyline Model 66x28 Lexington B219CTC with a serial number believed to be 2T30-0550-PAB, and this conveyance of said manufactured/mobile home is without warranty of any kind.

Each of the undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the real estate.

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

Dated: 4/12/10

WELLS FARGO FINANCIAL IOWA 3, INC.

By Kelle Capristo
Vice President

STATE OF Iowa, COUNTY OF Polk

This instrument was acknowledged before me on April 12, 2010, by Kelle Capristo as Vice President of said corporation.

Michelle Johnson
Michelle Johnson
Notary Public

