



Document 2010 1482

Book 2010 Page 1482 Type 03 004 Pages 3  
Date 6/30/2010 Time 2:00 PM  
Rec Amt \$19.00 Aud Amt \$5.00  
Rev Transfer Tax \$59.20  
Rev Stamp# 484 DOV# 540

INDX  
ANNO  
SCAN  
CHEK

LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA



## COURT OFFICER DEED

THE IOWA STATE BAR ASSOCIATION

Official Form No. P201

Recorder's Cover Sheet

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

Dean R. Nelson, 115 E. First Street, P.O. Box 370, Earlham, Iowa 50072 (515) 758-2267

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

William G. Keating and Shirley Ann Keating  
2407 - 255th Street  
Peru, Iowa 50222

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

William G. Keating and Shirley Ann Keating  
2407 - 255th Street  
Peru, Iowa 50222

**Grantors:**

Estate of Richard G. Tracy

**Grantees:**

William G. Keating  
Shirley Ann Keating

**Legal description:** See Page 2

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



### COURT OFFICER DEED

IN THE MATTER OF \_\_\_\_\_

THE ESTATE OF \_\_\_\_\_

RICHARD G. TRACY, Deceased, \_\_\_\_\_

now pending in the Iowa District Court

in and for \_\_\_\_\_ Madison \_\_\_\_\_ County, \_\_\_\_\_ ESPRO \_\_\_\_\_ No. 12338 \_\_\_\_\_

Pursuant to the authority and power vested in the undersigned, and in consideration of \$37,500.00 Dollar(s) and other valuable consideration, the undersigned, in the representative capacity designated below, hereby Convey(s) to WILLIAM G. KEATING and SHIRLEY ANN KEATING, husband and wife, as joint tenants with full rights of survivorship and not as tenants in common \_\_\_\_\_

the following described real estate in \_\_\_\_\_ Madison \_\_\_\_\_ County, Iowa:

AN UNDIVIDED ONE-HALF INTEREST IN AND TO:

Parcel "B" located in the Southwest Quarter (1/4) of the Northwest Quarter (1/4) of Section Twenty-eight (28), Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, containing 8.92 acres, as shown in Plat of Survey filed in Book 2005, Page 5517 on November 15, 2005, in the Office of the Recorder of Madison County, Iowa.

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: June 30, 2010 \_\_\_\_\_

By Dean R. Nelson \_\_\_\_\_  
Dean R. Nelson Title \_\_\_\_\_

By \_\_\_\_\_  
Title \_\_\_\_\_

As Executor \_\_\_\_\_ \*in the As \_\_\_\_\_ \*in the  
above entitled estate or cause. above entitled estate or cause.

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

STATE OF IOWA, COUNTY OF MADISON, ss:

On this 30<sup>th</sup> day of June, 2010 before me, the undersigned, a Notary Public in and for said state, personally appeared Dean R. Nelson

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

Diane G. Williamson

Diane G. Williamson, Notary Public in and for said State



STATE OF \_\_\_\_\_, COUNTY OF \_\_\_\_\_, ss:

On this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_ before me, the undersigned, a Notary Public in and for said County and said State, personally appeared \_\_\_\_\_ and \_\_\_\_\_, to me personally known, who being by me duly sworn, did say that they are the \_\_\_\_\_ and \_\_\_\_\_, respectively, of said corporation; that (no seal has been procured by the said) (the seal affixed thereto is the seal of said) corporation; that the instrument was signed (and sealed) on behalf of said corporation by authority of it's Board of Directors; and that \_\_\_\_\_ and \_\_\_\_\_ acknowledged the execution of said instrument to be the voluntary act and deed of the corporation as such fiduciary, by it, by them and as such fiduciary voluntarily executed.

\_\_\_\_\_  
\_\_\_\_\_, Notary Public in and for said State