

Document 2009 1377

Book 2009 Page 1377 Type 03 001 Pages 7

Date 5/05/2009 Time 11:12 AM

Rec Amt \$37.00 Aud Amt \$5.00

DOV# 100

LISA SMITH, COUNTY RECORDER
MADISON IOWA

INDX ✓
ANNO
SCAN
CHEK

SPECIAL WARRANTY DEED
THE IOWA STATE BAR ASSOCIATION
Official Form No. 105
Recorder's Cover Sheet

\$ 47,000.00

Preparer Information: (name, address and phone number)

Charles P. Augustine, BL000015141, Dunakey & Klatt, P.C., 531 Commercial St., Ste 250,
Waterloo, IA 50701, Phone: (319) 232-3304

Taxpayer Information: (name and complete address)

David Logemann and Julie Logemann, 18902 335th Lane, Earlham, IA 50072

✓ **Return Document To:** (name and complete address)

David Logemann and Julie Logemann, 18902 335th Lane, Earlham, IA 50072

Grantors:

Secretary of the Department of Veterans Affairs, an Officer of the United States of America

Grantees:

David Logemann and Julie Logemann

Legal Description: See Page 2

TSC# 091182

SPECIAL WARRANTY DEED

For the consideration of One and no/100----- Dollar(s) and other valuable consideration, Secretary of the Department of Veterans Affairs, an Officer of the United States of America, whose address is Department of Veteran Affairs, Washington, DC 20420, hereinafter referred to as Grantor, does hereby Convey to David Logemann and Julie Logemann, 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:

See Attached Exhibit A.

Subject to easements, restrictions, covenants, ordinances and limited access provisions of record.

Pursuant to the provisions of 38 U.S.C. 3720 (a)(6) the Secretary of Veterans Affairs does not seek to exercise exclusive jurisdiction over within described property.

This Special Warranty Deed is exempt from real estate transfer tax under Sections 428A.2(6) and 428A.2(19), Code of Iowa.

Grantor does Hereby Covenant with Grantees and successors in interest to Warrant and Defend the real estate against the lawful claims of all persons claiming by, through or under it, except as may be above stated.

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: 4/8/2009

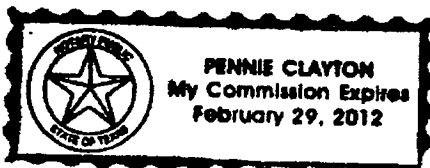
Secretary of the Department of Veterans Affairs, an Officer of the United States of America

By: Fadarryl Lundy
Fadarryl Lundy as Assistant Secretary
Of Countrywide Home Loans, Inc., pursuant to delegation
of authority contained in 38 C.F.R. §36.4342(f)

STATE OF TEXAS, COUNTY OF COLLIN, ss:

On this date, before me personally appeared Fadarryl Lundy as Asst. / Sec. of Countrywide Home Loans, Inc., duly authorized agent, pursuant to a delegation of authority contained in 38 C.F.R. §36.4342(f), to me known to be the person who executed the foregoing instrument on behalf of the Secretary of Veterans Affairs, and acknowledged that he executed the same as the free act and deed of said Secretary.

In Witness Whereof, I have hereunto set my hand and affixed my official seal in the State of Texas aforesaid, this 8th day of April, 2009.



Pennie Clayton
Notary Public

EXHIBIT A

Lot Three (3) of McLaughlin Subdivision, an Official Plat in the City of Earlham, Madison County, Iowa, located in a part of the South Half ($\frac{1}{2}$) of the Northwest Quarter ($\frac{1}{4}$) of the Northeast Quarter ($\frac{1}{4}$) of the Southeast Quarter ($\frac{1}{4}$) of Section Six (6), Township Seventy-seven (77) North, Range Twenty-eight (28) West of the 5th P.M., City of Earlham, Madison County, Iowa, more particularly described as follows: Commencing at the East Quarter Corner of Section Six (6), Township Seventy-seven (77) North, Range Twenty-eight (28) West of the 5th P.M., City of Earlham, Madison County, Iowa; thence North $90^{\circ}00'00''$ West 622.19 feet along the North line of the Southeast Quarter ($\frac{1}{4}$) of said Section Six (6); thence South $00^{\circ}12'37''$ West 321.93 feet to the Southeast Corner of Cook's Addition to the City of Earlham, which is the Point of Beginning; thence continuing South $00^{\circ}12'37''$ West 321.93 feet along the West right-of-way line of NE Birch Avenue; thence South $89^{\circ}49'20''$ West 138.00 feet along the South line of the Northwest Quarter ($\frac{1}{4}$) of the Northeast Quarter ($\frac{1}{4}$) of the Southeast Quarter ($\frac{1}{4}$) of said Section Six (6); thence North $00^{\circ}12'37''$ East 82.55 feet; thence Westerly 43.74 feet along a 230.00 feet radius curve concave Northerly with a 43.68 feet chord bearing North $74^{\circ}45'51''$ West; thence North $69^{\circ}18'58''$ West 21.15 feet; thence North $00^{\circ}12'37''$ East 220.55 feet to the South line of said Cook's Addition; thence North $89^{\circ}54'41''$ East 200.00 feet to the Point of Beginning, containing 1.35 acres and is divided into 4 lots numbered 1 through 4 and Outlots "A" and "B".

**CERTIFICATE OF ASSISTANT SECRETARY
OF
COUNTRYWIDE HOME LOANS, INC.
a New York corporation**

The undersigned, a duly appointed and acting Assistant Secretary of Countrywide Home Loans, Inc., a New York corporation (the "Company"), also doing business as America's Wholesale Lender, hereby certifies on behalf of the Company as follows:

Attached hereto as Exhibit A is a true and correct copy of resolutions duly adopted by the Board of Directors of the Company as of October 14, 2008 (the "Resolutions"). Such Resolutions are in full force and effect and have not been amended, modified, rescinded or revoked as of the date hereof.

I further certify that each of the individuals listed on Exhibit B attached hereto is a duly elected or appointed, qualified and acting officer of the Company holding the title indicated next to his or her respective name, and each such officer is designated, pursuant to the Resolutions, as an "Authorized Delegate" or "Authorized Officer."

IN WITNESS WHEREOF, I have hereunto signed my name and affixed the seal of the Company on this 17th day of October, 2008.

COUNTRYWIDE HOME LOANS, INC.

By: Devra Lindgren
Name: Devra Lindgren
Title: Assistant Secretary

**EXHIBIT A
RESOLUTIONS ADOPTED BY
THE BOARD OF DIRECTORS OF
COUNTRYWIDE HOME LOANS, INC.
October 14, 2008**

MARKETING OF VETERANS AFFAIRS REO PROPERTIES

WHEREAS, the Company entered into an agreement with the Department of Veterans Affairs (the "VA") on June 26, 2008, to manage and sell single-family REOs owned by the VA that have been transferred to the VA due to the default of VA loans insured under its housing loan guaranty program (the "REO Properties"); and

WHEREAS, the VA has promulgated that certain regulation codified at 38 CFR 36.4342(f) delegating authority to certain officers of the Company, to execute on behalf of the VA, documents necessary for the marketing and sale of their REO Properties.

NOW, THEREFORE, BE IT RESOLVED, that, pursuant to 38 CFR Part 36, persons holding the office of Senior Vice President, Vice President, Assistant Vice President, and Assistant Secretary (the "Authorized Officers") of the Company, be, and hereby are, acting alone, authorized to execute, on behalf of the VA, notices of appointment or substitution of trustees, releases or satisfactions of mortgages, loan assignments, deeds tendered upon satisfaction or conversion of an installment land sales contract, documents related to filing, pursuing and settling claims with hazard insurance companies, listing agreements, purchase contracts, deeds to transfer ownership upon sale to a third party buyer, and any and all related documents and instruments necessary for the management and sale of the VA REO Properties;

RESOLVED FURTHER, that any Senior Managing Director, Managing Director, or Executive Vice President (the "Authorized Delegates") of the Company be, and each of them acting alone hereby is, authorized and empowered to designate from time to time Authorized Officers and submit a log listing all Authorized Officers to the Director of the VA Loan Guaranty Service, Washington, D.C.;

RESOLVED FURTHER, that any specific resolutions that may be required by the VA in connection with the agreement with the VA are hereby adopted and incorporated herein by this reference as if fully set forth herein, and the Secretary or any Assistant Secretary of this Company is hereby directed to file a copy of any such resolutions with the Minutes of this Company as and when he or she shall receive them; and

RESOLVED FURTHER, that all lawful actions heretofore taken by the Authorized Officers on behalf of the Company in connection with the transactions contemplated by the foregoing resolutions be, and each such action hereby is, approved, ratified and affirmed in all respects.

EXHIBIT B

NAME	TITLE
Mark Acosta	Managing Director
David Sunfin	Senior Vice President
Phillip Cobb	First Vice President
Carrie Ehinger	First Vice President
Micall Bachman	Vice President
John Bell III	Vice President
Frank Brewer	Vice President
Phyllis Gilliard	Vice President
Betsy Hanson	Vice President
Sheri Solum	Vice President
Christopher Clark	Assistant Vice President
Keri Selman	Assistant Vice President
Lisa R Vargas	Assistant Vice President
Margurette Ards	Assistant Secretary
Jamie Armstrong	Assistant Secretary
Marla Bancroft	Assistant Secretary
Cynthia Brock	Assistant Secretary
Sandra Colgrove	Assistant Secretary
Robert Gerald	Assistant Secretary
Andrac Gibson	Assistant Secretary
Courtney Hawkins	Assistant Secretary
Scott Hiatt	Assistant Secretary
Lisbeth Hibbard	Assistant Secretary
Michelle Hustmeyer	Assistant Secretary
Brian Kennedy	Assistant Secretary
Brandi Kille	Assistant Secretary
Brian Kuntz	Assistant Secretary
Mary Lepine	Assistant Secretary
Fadarryl Lundy	Assistant Secretary
Josephine Maduagwu	Assistant Secretary
Cheryl Mallory	Assistant Secretary
Esther Mbilu	Assistant Secretary
Melissa Mckinley	Assistant Secretary
Victor Nyanjui	Assistant Secretary
Paulina Padilla	Assistant Secretary
Tony Shaw	Assistant Secretary
Natasha Sheffield	Assistant Secretary
Brad Thompson	Assistant Secretary
David Tran	Assistant Secretary
Nicole White	Assistant Secretary
Brad Wiley	Assistant Secretary



DEPARTMENT OF VETERANS AFFAIRS
VA Central Office
Portfolio Loan Oversight Unit
575 North Pennsylvania Street
Indianapolis, IN 46204

October 30, 2007

TO: Whom it may concern

SUBJECT: Countrywide's Authority to Sign Legal Documents for VA

This is to advise you, on behalf of the Secretary of Veterans Affairs, that Countrywide Home Loans, Inc. (CHL) is the current loan servicer for the Department of Veterans Affairs' (VA's) portfolio of home loans. Accordingly, CHL is responsible for the full range of servicing activities on these loans, including foreclosure documents and documents required when VA sells our loans in bulk (including corrected Trust and Substitution of Trustee documents). The signature authority is found at 38 CFR 36.4342e, as well as in VA's servicing agreement with CHL.

Please consider this my authorization, as an Officer of the U.S. Department of Veterans Affairs, on behalf of the Secretary of Veterans Affairs, for you to accept the documents prepared and executed by CHL, on behalf of VA in this matter. My authority to sign for the Secretary is also found in 38 CFR 36.4342.

Thank you for your cooperation with the Department of Veterans Affairs and Countrywide Home Loans, Inc.

Sincerely,

David Polikoff

DAVID POLIKOFF
Loan Guaranty Officer
Chief, Portfolio Loan Oversight Unit
317-226-5209, ext. 3150