



Document 2010 2446

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LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

## TRUSTEE WARRANTY DEED

THE IOWA STATE BAR ASSOCIATION

Official Form No. 107

Recorder's Cover Sheet

### Preparer Information:

Margaret Van Houten, 215 10th Street, Suite 1300, Des Moines, IA 50309

Phone: (515) 288-2500

### Taxpayer Information:

David J. Noble, 13649 Bay Hill Drive, Clive, IA 50325-8565

### Return Address

Margaret Van Houten, 215 10th Street, Suite 1300, Des Moines, IA 50309

Phone: (515) 288-2500

### Grantors:

Margaret E. Noble Marital Trust dated September 21, 2007

### Grantees:

David J. Noble and Margaret E. Noble

**Legal Description:** See Attached

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

Margaret Van Houten

**TRUSTEE WARRANTY DEED**  
**(Inter Vivos Trust)**

For the consideration of One (\$1.00) Dollar(s) and other valuable consideration, Debra J. Richardson and Wendy J. Carlson, Co-Trustees of the Margaret E. Noble Marital Trust dated September 21, 2007, do hereby convey to David J. Noble and Margaret E. Noble, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Madison County, Iowa:

The Southeast Quarter (SE 1/4) of the Northwest Quarter (NW 1/4); the Southwest Quarter (SW 1/4) of the Northeast Quarter (NE 1/4); the East Half (E 1/2) of the Northeast Quarter (NE 1/4); and the North 10 1/2 acres of the Northeast Quarter (NE 1/4) of the Southeast Quarter (SE 1/4) of Section Twenty-three (23), all in Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, EXCEPT that part of the Northeast Quarter (NE 1/4) of the Northeast Quarter (NE 1/4) of said Section Twenty-three (23) that lies within Jones Creek Development, containing 25.153 acres, as shown by Plat and Dedication filed November 6, 2003, in Book 2003, Page 6684 in the Office of the Recorder of Madison County, Iowa.

AND

Lots five (5) and six (6) of Jones Creek Development, located in the Northeast Quarter (NE 1/4) of the Northeast Quarter (NE 1/4) of Section Twenty-three (23), Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa.

CONSIDERATION LESS THAN \$500.00 - NO IOWA REVENUE STAMPS REQUIRED.

The grantor hereby covenants with grantee, and successors in interest, that grantor holds the real estate by title in fee simple; that grantor has good and lawful authority to sell and convey the real estate; that the real estate is free and clear of all liens and encumbrances, except as may be above stated; and grantor covenants to warrant and defend the real estate against the lawful claims of all persons, except as may be above stated.

The grantor further warrants to the grantee all of the following: That the trust pursuant to which the transfer is made is duly executed and in existence; that to the knowledge of the grantor the persons creating the trust were under no disability or infirmity at the time the trust was created; that the transfer by the co-trustees to the grantee is effective and rightful; and that the co-trustees know of no facts or legal claims which might impair the validity of the trust or the validity of the transfer.

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

Dated: 9-30, 2010.

MARGARET E. NOBLE MARITAL TRUST

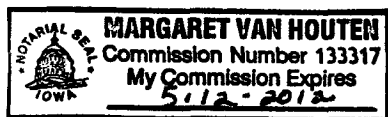
By: *Debra J. Richardson*  
Debra J. Richardson

By: *Wendy J. Carlson*  
Wendy J. Carlson

As Co-Trustees of the above-entitled trust

STATE OF IOWA, COUNTY OF POLK

This instrument was acknowledged before me on September 30, 2010, by Debra J. Richardson and Wendy J. Carlson, as Co-Trustees of the above-entitled trust.



*Margaret Van Houten*  
Margaret Van Houten, Notary Public