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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)

Jerrold B. Oliver, P.O. Box 230, Winterset, IA 50273, Phone: (515) 462-3731

Taxpayer Information: (Name and complete address)

Gary D. Beeler, 3175 Pleasantview Trail, Peru, IA 50222

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

Jerrold B. Oliver, P.O. Box 230, Winterset, IA 50273, Phone: (515) 462-3731

Grantors:

Linda Beeler Estate

Grantees:

Donald B. Beeler
Larry W. Beeler
Gary D. Beeler
Rebecca R. Koerwitz

Legal description: See Page 2

Document or instrument number of previously recorded documents:



COURT OFFICER DEED

THE ESTATE OF

LINDA BEELER, DECEASED

now pending in the Iowa District Court

in and for MADISON County. PROBATE No. ESPRO12286

Pursuant to the authority and power vested in the undersigned, and in consideration of \$1.00 Dollar(s) and other valuable consideration, the undersigned, in the representative capacity designated below, hereby Convey(s) to Donald B. Beeler, Larry W. Beeler, Gary D. Beeler and Rebecca R. Koerwitz

the following described real estate in Madison County, Iowa:

An undivided one half interest in and to:
See Exhibit "A" attached.

This deed is given for the purpose of making distribution in the above estate. Therefore, no Declaration of Value or Ground Water Statement is required.

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: Sept. 10, 2010

By _____ Title Larry Beeler

By _____ Title _____

As _____ *in the above entitled estate or cause. As Executor *in the above entitled estate or cause.

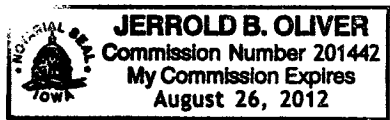
*Executor, Administrator, Guardian, Conservator, Trustee, Referee, Commissioner, or Receiver

Acknowledgment for Individuals

STATE OF IOWA, COUNTY OF MADISON

This instrument was acknowledged before me on Sept 10, 2010, by Larry Beeler

as Executor
of Linda Beeler Estate



Jerrold B. Oliver, Notary Public

STATE OF _____, COUNTY OF _____

This instrument was acknowledged before me on _____, _____, by _____

as _____
of _____

_____, Notary Public

Acknowledgment for Corporation

STATE OF _____, COUNTY OF _____

This instrument was acknowledged before me on _____, _____, by _____

as _____
of _____
on behalf of said corporation as fiduciary.

_____, Notary Public

STATE OF _____, COUNTY OF _____

This instrument was acknowledged before me on _____, _____, by _____

as _____
of _____
on behalf of said corporation as fiduciary.

_____, Notary Public

EXHIBIT "A"

The Northeast Quarter ($\frac{1}{4}$) of Section Twenty-three (23), Township Seventy-four (74) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa; ALSO the South Half ($\frac{1}{2}$) of the Northeast Quarter ($\frac{1}{4}$) of the Northwest Quarter ($\frac{1}{4}$) of Section Twenty-three (23), Township Seventy-four (74) North, Range Twenty-seven (27) West of the 5th P.M.; also commencing twenty (20) rods South of the Northeast Corner of the Northwest Quarter ($\frac{1}{4}$) of Section Twenty-three (23), Township Seventy-four (74) North, Range Twenty-seven (27) West of the 5th P.M., running thence South twenty (20) rods, thence West eighty (80) rods, thence North twenty (20) rods, thence East eighty (80) rods to the place of beginning, containing ten (10) acres, also, a certain tract commencing at the Northwest corner of the Northeast Quarter ($\frac{1}{4}$) of the Northwest Quarter ($\frac{1}{4}$) of Section Twenty-three (23), Township Seventy-four (74) North, Range Twenty-seven (27) West of the 5th P.M., and running thence East twenty (20) rods, thence South twenty (20) rods, thence West twenty (20) rods, thence North twenty (20) rods to the place of beginning, containing two and one-half ($2\frac{1}{2}$) acres, EXCEPT a tract of land described as follows: Beginning at the Northeast corner of the Northwest Quarter ($\frac{1}{4}$) of the Northeast Quarter ($\frac{1}{4}$) of Section Twenty-three (23), Township Seventy-four (74) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa; thence along the North line of said Section Twenty-three (23), North $90^{\circ}00'00''$ East 27.18 feet; thence South $00^{\circ}50'43''$ West 115.93 feet; thence North $88^{\circ}24'19''$ West 27.31 feet; thence South $00^{\circ}07'50''$ West 772.95 feet; thence South $89^{\circ}29'37''$ West 653.82 feet; thence North $04^{\circ}31'31''$ West 214.08 feet; thence North $00^{\circ}00'00''$ 680.48 feet to the North line of said Section Twenty-three (23); thence along said North line, North $90^{\circ}00'00''$ East 674.27 feet to the point of beginning. Said parcel of land contains 13.773 acres, including 0.054 acres county road right of way.