



Document 2010 3400

Book 2010 Page 3400 Type 03 001 Pages 1  
Date 12/30/2010 Time 11:03 AM  
Rec Amt \$9.00 Aud Amt \$5.00  
Rev Transfer Tax \$74.40  
Rev Stamp# 663 DOV# 737  
LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

INDX ✓  
ANNO  
SCAN  
CHEK

Preparer Information David M. Erickson, 215 10th St., #1300, Des Moines, IA 50309; (515) 288-2500  
Individual's Name Street Address City Phone

David M. Erickson ISBA # 1507 \$47,000.<sup>00</sup> SPACE ABOVE THIS LINE FOR RECORDER

Address Tax Statements: David M Balch and Kimberly D Balch, 450 NE Cherry Ave, Earlham, IA 50072

Return to: David M Balch and Kimberly D Balch, 450 NE Cherry Ave, Earlham, IA 50072

SPECIAL WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration HSBC Bank USA, National Association, as Trustee for Wells Fargo Home Equity Trust 2005-1, by Wells Fargo Bank, N.A. as attorney-in-fact, does hereby convey to David M Balch and Kimberly D Balch, 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:

Lot Ten (10) and the North Half (1/2) of Lot Eleven (11) of Urquhart Place in the Town of Earlham, Madison County, Iowa

Grantor only warrants property for the time period in which they held title to the subject property.

The 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 grantor, except as may be above stated.

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

Dated 12-8-2010

HSBC Bank USA, National Association, as Trustee for Wells Fargo Home Equity Trust 2005-1  
By: [Signature] TYLER SMITH  
Vice President Loan Documentation  
as  
of Wells Fargo Bank, N.A. as attorney-in-fact for HSBC Bank USA, National Association, as Trustee for Wells Fargo Home Equity Trust 2005-1

STATE OF IOWA, COUNTY OF DALLAS

This instrument was acknowledged before me on DECEMBER 8, 2010 by TYLER SMITH As VP of Wells Fargo Bank, N.A. as attorney-in-fact for HSBC Bank USA, National Association, as Trustee for Wells Fargo Home Equity Trust 2005-1

[Signature]  
Notary Public in and for said State

