



Document 2011 1794

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Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$388.00

Rev Stamp# 203 DOV# 216

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

INDX ✓

ANNO

SCAN

CHEK

2/3



# TRUSTEE WARRANTY DEED

THE IOWA STATE BAR ASSOCIATION

Official Form No. 107

Recorder's Cover Sheet

\$243,000

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

John E. Casper, 223 E. Court Avenue, P.O. Box 67, Winterset, IA 50273, Phone: (515) 462-4912

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

Barry L. Stott and Camma D. Stott, 2209 Rustic Avenue, Winterset, IA 50273

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

John E. Casper, 223 E. Court Avenue, P.O. Box 67, Winterset, IA 50273, Phone: (515) 462-4912

**Grantors:**

Michael D. Fisher and Phrana Loy Fisher  
as Trustees of the Michael and Phrana Fisher  
Family Trust under Trust Agreement dated  
August 10, 2001.

**Grantees:**

Barry L. Stott  
Camma D. Stott

**Legal description:** See Page 2

**Document or instrument number of previously recorded documents:** N/A



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

For the consideration of \$243,000.00  
Dollar(s) and other valuable consideration,  
Michael D. Fisher and Phrana Loy Fisher  
~~Trustee~~ (Co-Trustees) of Michael and Phrana Fisher Family Trust under Trust Agreement, dated  
August 10, 2001  
does hereby convey to  
Barry L. Stott and Camma D. Stott, 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:  
All of the Northwest Quarter (1/4) of the Southeast Quarter (1/4) lying South of the public highway running East and West through said 40-acre tract, containing 27.65 acres more or less, AND the South 59 acres of the East Half (1/2) of the Southeast Quarter (1/4); ALL in Section Thirty-Five (35), in Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, EXCEPT Parcel "F" located in the Southeast Quarter (1/4) of the Southeast Quarter (1/4) of said Section Thirty-five (35), containing 4.42 acres, as shown in Plat of Survey filed in Book 2011, Page 1437 on June 3, 2011, in the Office of the Recorder of Madison County, Iowa.

The grantor hereby covenants with grantees, 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 grantees 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 person creating the trust was under no disability or infirmity at the time the trust was created; that the transfer by the trustee to the grantees is effective and rightful; and that the trustee knows 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 this 20th day of June, 2011.

Michael and Phrana Fisher Family  
Trust under Trust Agreement, dated  
August 10, 2001

By: Michael D. Fisher  
Michael D. Fisher (title)

By: Phrana Loy Fisher  
Phrana Loy Fisher (title)

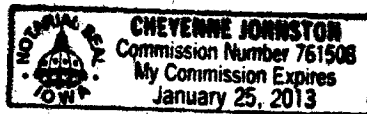
As ~~Trustee~~ (Co-Trustee) of  
the above-entitled trust

As (Trustee) (Co-Trustee) of  
the above-entitled trust

STATE OF Iowa, COUNTY OF Madison

This instrument was acknowledged before me on June 20, 2011

by Michael D. Fisher and Phrana Loy Fisher  
as Trustees  
of Michael and Phrana Fisher Family Trust under Trust Agreement, dated August 10, 2001.



Cheyenne Johnston  
Notary Public