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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK



COURT OFFICER DEED

THE IOWA STATE BAR ASSOCIATION

Official Form No. P201

Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

John E. Casper, 223 E. Court Avenue, P.O. Box 67, Winterset, Iowa 50273-0067
(515) 462-4912

Taxpayer Information: (Name and complete address)

Ryan Welch, 27979 Highway Avenue, Barstow, California 92311
Richelle Mason, 10608 West Virginia, Avondale, Arizona 85392

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

John E. Casper, 223 E. Court Avenue, P.O. Box 67, Winterset, Iowa 50273-0067

Grantors:

Estate of Blanche Welch

Grantees:

Ryan Welch
Richelle Mason

Legal description: See Page 2

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



COURT OFFICER DEED

IN THE MATTER OF _____
THE ESTATE OF _____
BLANCHE WELCH _____

now pending in the Iowa District Court

in and for _____ MADISON _____ County. _____ PROBATE _____ No. ESPR012464

Pursuant to the authority and power vested in the undersigned, and in consideration of Estate Distribution Dollar(s) and other valuable consideration, the undersigned, in the representative capacity designated below, hereby Convey(s) to
Ryan Welch and Richelle Mason as tenants in common,

the following described real estate in _____ Madison _____ County, Iowa:
Parcel "G", a portion of Lot Nine (9) of Circle Heights, Plat No. Three (3), Phase Three (3), City of Winterset, Madison County, Iowa, as shown in Plat of Survey filed in Book 2007, Page 1996 on May 15, 2007, in the Office of the Recorder of Madison County, Iowa.

This Deed is an estate distribution of property pursuant to the Family Settlement Agreement and is exempt from transfer tax under Iowa Code Section 428A.2(20).

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: August 12, 2011 _____

By Roxanne Johnston _____

Title _____

By _____

Title _____

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

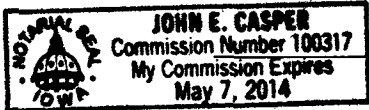
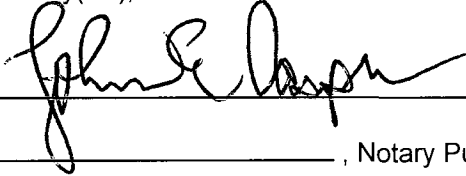
As _____ *in the
above entitled estate or cause.

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

STATE OF IOWA , COUNTY OF MADISON , ss:

On this 12th day of August , 2011 before me, the undersigned, a Notary Public in and for said state, personally appeared Roxanne Johnston

to me known to be the identical person(s) named in and who executed the foregoing instrument, and acknowledged that such person(s), as such fiduciary(ies), executed the same as the voluntary act and deed of such person(s) and of such fiduciary(ies).



_____, Notary Public in and for said State

STATE OF _____ , COUNTY OF _____ , ss:

On this _____ day of _____ , _____ before me, the undersigned, a Notary Public in and for said County and said State, personally appeared _____ and _____, to me personally known, who being by me duly sworn, did say that they are the _____ and _____, respectively, of said corporation; that (no seal has been procured by the said) (the seal affixed thereto is the seal of said) corporation; that the instrument was signed (and sealed) on behalf of said corporation by authority of it's Board of Directors; and that _____ and _____ acknowledged the execution of said instrument to be the voluntary act and deed of the corporation as such fiduciary, by it, by them and as such fiduciary voluntarily executed.

_____, Notary Public in and for said State