



Document 2012 576

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Rec Amt \$17.00 Aud Amt \$5.00

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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)

William Marion Edwards and Fredrick Irvin Edwards, 2232 170th St., Boone, IA 50036

Return Document To: (Name and complete address)

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

Grantors:

Zella M. Edwards Estate

Grantees:

William Marion Edwards
Fredrick Irvin Edwards

Legal description: See Page 2

Document or instrument number of previously recorded documents:



COURT OFFICER DEED

THE ESTATE OF

ZELLA M. EDWARDS, Deceased

now pending in the Iowa District Court

in and for Madison County. Probate No. ESPRO12440

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 William Marion Edwards and Fredrick Irvin Edwards

the following described real estate in Madison County, Iowa:
The Northwest Quarter of the Northwest Quarter (NW¼ NW¼) of Section Twenty-two (22), Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa
AND
The West Half (W½) of the Northeast Quarter (NE¼), Northeast Quarter of the Northwest Quarter (NE¼ NW¼) and the South Half of the Northwest Quarter (S½ NW¼) of Section Twenty-two (22), Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa

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: Feb 9, 2012

By _____ Title William Marion Edwards
By _____ Title William Mairon Edwards

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

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

Acknowledgment for Individuals

STATE OF _____, COUNTY OF _____

This instrument was acknowledged before me on _____, _____, by William Mairon Edwards
as Executor
of Zella M. Edwards Estate

_____, 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 Nebraska, COUNTY OF Douglas

This instrument was acknowledged before me on Feb 9, 2012 by William Mairon Edwards
as Executor
of Zella M. Edwards Estate
on behalf of said corporation as fiduciary.

Julia A. Hale
_____, Notary Public

