

BK: 2012 PG: 1309 Type 03 001 Pages 2
Recorded: 5/3/2012 at 9:47:27.0 AM
Fee Amount: \$17.00
Revenue Tax: \$0.00
LISA SMITH RECORDER
Madison County, Iowa

INDX ✓
ANNO
SCAN
CHEK

Preparer Information Theodore R. Boecker, 1350 NW 138th St., Clive, Iowa 50325-8308 (515) 222-9400
Individual's Name Street Address City Phone
Theodore R. Boecker ISBA # AT0000872
Return to: Petosa, Petosa & Boecker, LLP, 1350 NW 138th Street, Suite 100, Clive, IA 50325 SPACE ABOVE THIS LINE FOR RECORDER
Address Tax Statements: Secretary of Housing and Urban Development
4400 Will Rogers Parkway, Suite 300
Oklahoma City, OK 73018

**WARRANTY DEED
(CORPORATE GRANTOR)**

For the consideration of One and 00/100 Dollar(s) (\$1.00) and other valuable consideration, CitiMortgage, Inc., a corporation organized and existing under the laws of the United States does hereby Convey to Secretary of Housing and Urban Development of Washington, D.C., whose address is Oklahoma City, OK., and his successors in such office, as such, and his or their assigns the following described real estate in Madison County, Iowa:

Parcel "F" in the Southwest Quarter of the Southeast Quarter of Section 25, Township 76 North, Range 28 West of the 5th P.M., City of Winterset, Madison County, Iowa, more particularly described as follows: Commencing at the South Quarter corner of Section 25, Township 76 North, Range 28 West of the 5th P.M., City of Winterset, Madison County, Iowa, thence North 00 degrees 02 minutes 55 seconds East 784.09 feet along the West line of the Southeast Quarter of said Section 25 to the point of beginning, thence continuing along said West line, North 00 degrees 02 minutes 55 seconds East, 208.26 feet; thence South 89 degrees 07 minutes 58 seconds East, 231.71 feet; thence South 00 degrees 32 minutes 55 seconds West, 205.78 feet; thence North 89 degrees 44 minutes 45 seconds West, 229.89 feet to the point of beginning. Situated in Madison County in the State of Iowa AKA Parcel "F" located in the Southwest Quarter (1/4) of the Southeast Quarter (1/4) of Section Twenty-five (25), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., City of Winterset, Madison County, Iowa, containing 1.097 acres, as shown in Plat of Survey filed in Book 2005, Page 4170 on August 31, 2005, in the Office of the Recorder of Madison County, Iowa

Consideration being less than \$500.00; no revenue stamps required.

The Corporation hereby covenants with grantees, and successors in interest, that it holds the real estate by title in fee simple; that it 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 it covenants to Warrant and Defend the real estate against the lawful claims of all persons except as may be above stated.

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

Dated: April 20, 2012

CitiMortgage, Inc.

By: [Signature] 4/20/12
Damien Glenn Document Control Officer

By: [Signature] 4/20/12
Julie Laise Document Control Officer

Dalbey, Brenda S/40161

STATE OF Missouri, COUNTY OF St Charles ss:

On this April 20, 2012, before me, the undersigned, a Notary Public in and for the said State, personally appeared Damien Glenn and Julie Laise to me personally known, who being by me duly sworn, did say that they are the Document Control Officer and Document Control Officer, respectively, of said corporation; that no seal has been procured by the said corporation; that said instrument was signed on behalf of said corporation by authority of its Board of Directors; and that the said Document Control Officer and Document Control Officer as such officers, acknowledged the execution of said instrument to be the voluntary act and deed of said corporation, by it and by them voluntarily executed.

[Signature], Notary Public

Cheryl R. Haley
Notary Public, State of Missouri
Warren County
Commission #10435761
Commission Expires March 28, 2014