



Document 2012 1306

Book 2012 Page 1306 Type 03 002 Pages 2

Date 5/03/2012 Time 9:37 AM

Rec Amt \$12.00 Aud Amt \$5.00

INDX ✓
ANNO
SCAN

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK



QUIT CLAIM DEED
THE IOWA STATE BAR ASSOCIATION
Official Form #106
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Charles A. Walker, 320 South 12th Street, Fort Dodge, IA 50501-4816
Phone: (515) 576-0671

Taxpayer Information: (Name and complete address)

Hilsabeck Farms, LLC, 619 South 19th Street, West Des Moines, IA 50265

Return Document To: (Name and complete address)

Charles A. Walker, 320 South 12th Street, Fort Dodge, IA 50501-4816
Phone: (515) 576-0671

Grantors:

James M. Van Rossum
Kathryn Van Rossum

Grantees:

Hilsabeck Farms, LLC

Legal description: See Page 2

Document or instrument number of previously recorded documents:



QUIT CLAIM DEED

For the consideration of *One and no/100's (\$1.00) Dollar(s) and other valuable consideration,
James M. Van Rossum and Kathryn Van Rossum, husband and wife

do hereby
Quit Claim to Hilsabeck Farms, LLC

all our right, title, interest, estate,
claim and demand in the following described real estate in Madison County, Iowa:

All that part of Parcel "F" located in the East Half (E½) of the Northwest Quarter (NW¼) of Section One (1), Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, containing 65.66 acres, as shown in Plat of Survey filed in Book 2012, Page 1039, on April 11, 2012, in the Office of the Recorder of Madison County, Iowa, that lies within the Northeast Quarter (NE¼) of the Northeast Quarter (NE¼) of the Northwest Quarter (NW¼) of said Section One (1).

*Deed to supplement Warranty Deed, without additional consideration, from Billie De Stefano and Harold J. De Stefano filed herewith. No real estate transfer tax pursuant to Iowa Code §428A.2-10.

Each of the undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the real estate. 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: 5-2, 2012

[Signature]
James M. Van Rossum (Grantor)

[Signature]
Kathryn Van Rossum (Grantor)

(Grantor)

(Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF MADISON
This instrument was acknowledged before me on 5-2, 2012, by James M. Van Rossum and Kathryn Van Rossum

[Signature]
Notary Public

