



Document 2014 1671

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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 T. Collins, 2405 Glenwood Drive, Des Moines, IA 50321

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

William T. Collins, 2405 Glenwood Drive, Des Moines, IA 50321

**Grantors:**

William T. Collins  
J. Thomas Collins

**Grantees:**

William T. Collins  
J. Thomas Collins

**Legal description:** See Page 2

**Document or instrument number of previously recorded documents:**



### COURT OFFICER DEED

IN THE MATTER OF  
THE TRUST CREATED U/W OF  
RIVAL W. COLLINS, Deceased

now pending in the Iowa District Court in and for MADISON County.

PROBATE No. 3671

Pursuant to the authority and power vested in the undersigned, and in consideration of \$1 Dollar(s) and other valuable consideration, the undersigned, in the representative capacity designated below, hereby Convey(s) to William T. Collins and J. Thomas Collins

the following described real estate in Madison County, Iowa:  
An undivided one-half interest in and to the property described on Exhibit "A", attached.  
This deed is exempt according to Iowa Code 428A.2(20).

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

Dated: June 17, 2014

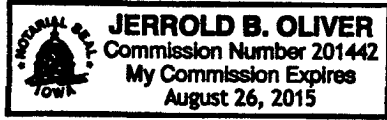
By _____	Title _____	<u>William T. Collins</u>
By _____	Title _____	<u>J. Thomas Collins</u>

As \_\_\_\_\_ \*in the above entitled estate or cause.      As Trustee \*in the above entitled estate or cause.

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

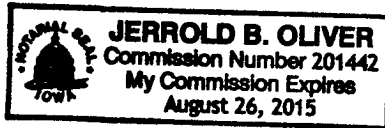
**ACKNOWLEDGMENT FOR INDIVIDUALS**

STATE OF IOWA, COUNTY OF MADISON  
This record was acknowledged before me this 17 day of June, 2014,  
by William T. Collins  
as Trustee  
of Rival W. Collins



Jerrold B. Oliver  
Signature of Notary Public

STATE OF IOWA, COUNTY OF \_\_\_\_\_  
This record was acknowledged before me this 18 day of June, 2014,  
by J. Thomas Collins  
as Trustee  
of Rival W. Collins



Jerrold B. Oliver  
Signature of Notary Public

**ACKNOWLEDGMENT FOR CORPORATIONS**

STATE OF \_\_\_\_\_, COUNTY OF \_\_\_\_\_  
This record was acknowledged before me this \_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_,  
by \_\_\_\_\_  
as \_\_\_\_\_  
of \_\_\_\_\_  
on behalf of said corporation as fiduciary

\_\_\_\_\_  
Signature of Notary Public

STATE OF \_\_\_\_\_, COUNTY OF \_\_\_\_\_  
This record was acknowledged before me this \_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_,  
by \_\_\_\_\_  
as \_\_\_\_\_  
of \_\_\_\_\_  
on behalf of said corporation as fiduciary

\_\_\_\_\_  
Signature of Notary Public

The North Half ( $\frac{1}{2}$ ) of the Northwest Fractional Quarter ( $\frac{1}{4}$ ), except the North 22 rods of the East 8 rods thereof, and also excepting therefrom the following described parcel of land, to-wit:- Commencing at a point 545.8 feet South of the Northwest Corner of said Northwest Fractional Quarter ( $\frac{1}{4}$ ), thence continuing South 526.5 feet, thence North  $89^{\circ} 50'$  East 480 feet, thence North  $30^{\circ} 10'$  West 326.6 feet, thence North  $14^{\circ} 48'$  East 238.8 feet, thence North  $88^{\circ} 12'$  West 377 feet to the point of beginning, said parcel containing 4.4745 acres including 0.5222 acres of U.S. Highway No. 169 right-of-way; and the North Half ( $\frac{1}{2}$ ) of the Southwest Fractional Quarter ( $\frac{1}{4}$ ) of the Northwest Quarter ( $\frac{1}{4}$ ); and the West Three-fourths ( $\frac{3}{4}$ ) of the South Half ( $\frac{1}{2}$ ) of the Southwest Fractional Quarter ( $\frac{1}{4}$ ) of the Northwest Quarter ( $\frac{1}{4}$ ); all in Section Nineteen (19); and the Southeast Quarter ( $\frac{1}{4}$ ) of the Southwest Quarter ( $\frac{1}{4}$ ) and 4 acres off the East side of the Southwest Fractional Quarter ( $\frac{1}{4}$ ) of the Southwest Quarter ( $\frac{1}{4}$ ) and a strip of land 2 rods wide off the South end of the West 82 acres of the Fractional West Half ( $\frac{1}{2}$ ) of the Southwest Quarter ( $\frac{1}{4}$ ), except the West 4 rods thereof, of Section Eighteen (18); all in Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th P. M., Madison County, Iowa,