



Document 2015 1770

Book 2015 Page 1770 Type 03 001 Pages 5  
Date 6/26/2015 Time 3:44:37PM  
Rec Amt \$27.00 Aud Amt \$10.00  
Rev Transfer Tax \$4,843.20  
Rev Stamp# 189 DOV# 201  
LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

INDX  
ANNO  
SCAN  
CHEK

**TRUSTEE WARRANTY DEED**  
**THE IOWA STATE BAR ASSOCIATION**  
Official Form No. 107  
**Recorder's Cover Sheet**

\$ 3,027,500

**Preparer Information:**

Jerrold B. Oliver, 101 1/2 W. Jefferson, Winterset, IA 50273, Phone: (515) 462-3731

**Taxpayer Information:**

Lauterbach Family Farm Limited Partnership, 35448 Old Portland Road, Van Meter, IA 50261

✓ **Return Address**

Lauterbach Family Farm Limited Partnership, 35448 Old Portland Road, Van Meter, IA 50261

**Grantors:**

Donald P. Noack Trust and Eleanor Noack Trust

**Grantees:**

Lauterbach Family Farm Limited Partnership

**Legal Description:** See Page 2

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

Jerrold B. Oliver, Attorney

**TRUSTEE WARRANTY DEED**  
**(Inter Vivos Trust)**

For the consideration of \$3,027,500.00 Dollar(s) and other valuable consideration, Thomas Noack, Patricia Baughman and Ann Nagel, Trustee of the Donald P. Noack Trust created under the Will of Donald P. Noack, Deceased, and the Eleanor Noack Trust created under the Trust Agreement dated November 19, 2007, does hereby convey to Lauterbach Family Farm Limited Partnership the following described real estate in Madison County, Iowa:

Exhibit "B"

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

The grantor further warrants to the grantees all of the following: That the trust pursuant to which the transfer is made is duly executed and in existence; that to the knowledge of the grantor the person creating the trust was under no disability or infirmity at the time the trust was created; that the transfer by the trustee to the grantees is effective and rightful; and that the trustee knows of no facts or legal claims which might impair the validity of the trust or the validity of the transfer.

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

Dated: May 22, 2015

Eleanor Noack Revocable Trust Created Under the Trust Agreement dated November 19, 2007

Thomas Noack  
Thomas Noack  
Patricia Baughman  
Patricia Baughman  
Ann Nagel  
Ann Nagel

As Co-Trustees of the above-entitled trust

**STATE OF IOWA, COUNTY OF MADISON**

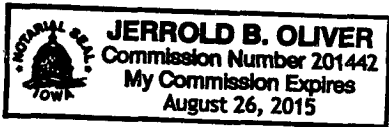
This record was acknowledged before me this 22 day of May, 2015, by Thomas Noack.



Jerrold B. Oliver  
Signature of Notary Public

**STATE OF IOWA, COUNTY OF MADISON**

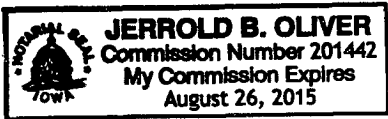
This record was acknowledged before me this 22 day of May, 2015, by Patricia Baughman



Jerrold B. Oliver  
Signature of Notary Public

**STATE OF IOWA, COUNTY OF MADISON**

This record was acknowledged before me this 22 day of May, 2015, by Ann Nagel



Jerrold B. Oliver  
Signature of Notary Public

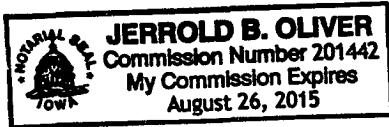
Donald P. Noack Trust Created Under the Will of Donald P. Noack, Deceased.

Thomas Noack  
 Thomas Noack  
Patricia Baughman  
 Patricia Baughman  
Ann Nagel  
 Ann Nagel

As Co-Trustees of the above-entitled trust

**STATE OF IOWA, COUNTY OF MADISON**

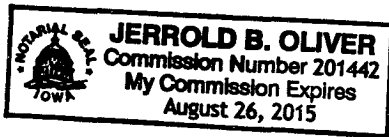
This record was acknowledged before me this 22 day of May, 2015, by Thomas Noack.



Jerrold B. Oliver  
 Signature of Notary Public

**STATE OF IOWA, COUNTY OF MADISON**

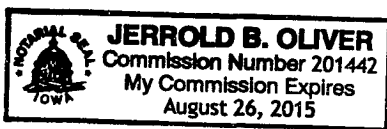
This record was acknowledged before me this 22 day of May, 2015, by Patricia Baughman



Jerrold B. Oliver  
 Signature of Notary Public

**STATE OF IOWA, COUNTY OF MADISON**

This record was acknowledged before me this 22 day of May, 2015, by Ann Nagel



Jerrold B. Oliver  
 Signature of Notary Public

EXHIBIT "B"

The North Half ( $\frac{1}{2}$ ) of the Southeast Quarter ( $\frac{1}{4}$ ) of Section Twelve (12) in Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, AND Exhibit "A" attached hereto

AND

The West Half ( $\frac{1}{2}$ ) of the Southeast Quarter ( $\frac{1}{4}$ ) and the Northeast Quarter ( $\frac{1}{4}$ ) of the Southeast Quarter ( $\frac{1}{4}$ ) and the East Half ( $\frac{1}{2}$ ) of the Southwest Quarter ( $\frac{1}{4}$ ) and the Southwest Quarter ( $\frac{1}{4}$ ) of the Southwest Quarter ( $\frac{1}{4}$ ) of Section One (1), Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, EXCEPT Parcel "A" located in the Northeast Quarter ( $\frac{1}{4}$ ) of the Southwest Quarter ( $\frac{1}{4}$ ) of Section One (1), Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, containing 3.004 acres, as shown in the Plat of Survey filed in Book 2001, Page 5045 on November 8, 2001, in the Office of the Recorder of Madison County, Iowa