



Document 2015 2007

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Date 7/17/2015 Time 3:28:04PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$12.80

Rev Stamp# 222 DOV# 237

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

INDX
ANNO
SCAN
CHEK



\$ 8,250.00

TRUSTEE WARRANTY DEED

THE IOWA STATE BAR ASSOCIATION

Official Form No. 107

Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Jonathon L. Schroeder, 223 E. Court Avenue, P.O. Box 67, Winterset, IA 50273-0067

Phone: (515) 462-4912

$\frac{2}{4}$

Taxpayer Information: (Name and complete address)

IB Trading, LLC, 3014 Mallard Avenue, Lorimor, IA 50149

Return Document To: (Name and complete address)

Jonathon L. Schroeder, 223 E. Court Avenue, P.O. Box 67, Winterset, IA 50273-0067

Grantors:

Marilyn K. Briggs, Trustee of the
Marilyn K. Briggs Trust under Trust
Agreement, dated August 23, 2006

Grantees:

IB Trading, LLC

Legal description: See Page 2

Document or instrument number of previously recorded documents: N/A



TRUSTEE WARRANTY DEED (Inter Vivos Trust)

For the consideration of Eight Thousand Two Hundred Fifty (\$8,250.00)----- Dollar(s)
and other valuable consideration, Marilyn K. Briggs

(Trustee) (~~Co-Trustees~~) of the Marilyn K. Briggs Trust under Trust Agreement, dated August 23, 2006,

does hereby convey to IB Trading, LLC

the following
described real estate in Madison County, Iowa:

Lot Seven (7) in Block Six (6) of Pitzer & Knight's Addition to the Town of Winterset, Madison County, Iowa.



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 this 16th day of July, 2015.

Marilyn K. Briggs Trust under Trust Agreement, dated August 23, 2006

By: Marilyn K. Briggs
Marilyn K. Briggs(title)

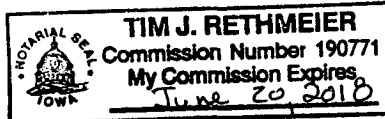
By: _____
(title)

As (Trustee) (~~Co-Trustee~~) of
The above entitled trust

As (Trustee) (~~Co-Trustee~~) of
The above entitled trust

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me this 16th day of July, 2015,
by Marilyn K. Briggs as Trustee of the Marilyn K. Briggs Trust under Trust Agreement, dated
August 23, 2006



Tim J. Rethmeier
Signature of Notary Public