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LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

Preparer Information: John D. Jordan, 615 Story Street, Boone, IA 50036(515) 432-4510  
Individual's Name Street Address City Phone  
Michael F. Mahoney ISBA # 03326 SPACE ABOVE THIS LINE FOR RECORDER  
After recording return to: Preparer  
Address Tax Statement: Dorothy Magnani, P.O. Box 25, Macksburg, IA 50155

### COURT OFFICER DEED

IN THE MATTER OF  
THE ESTATE OF  
ITALO "TONY" MAGNANI, Deceased,  
now pending in the Iowa District Court  
in and for BOONE County. ESCR No. 023913

Pursuant to the authority and power vested in the undersigned, and in consideration of One Dollar and other valuable consideration, the undersigned, in the representative capacity designated below, hereby Conveys to Dorothy Magnani, the following described real estate in Madison County, Iowa:

Lots Three (3), Four (4) and Five (5) of the Original Town of Macksburg, in Madison County, Iowa.

and

Lots Nine (9) and Ten (10) in Block Seven (7) of Barker's Second Addition to the Original Town of Macksburg, Madison County, Iowa.

and

Commencing at a point 533 feet North and 413 feet East of the West line of the Southwest Quarter (¼) of the Southwest Quarter (¼) of Section Ten (10) in Township Seventy-four (74) North, Range Twenty-nine (29) West of the 5<sup>th</sup> P.M., Madison County, Iowa, said point being Southeast corner of Lot 1 in Block 5 of Barker's Second Addition to Macksburg, Iowa, thence North 416.96 feet to the North line of the right-of-way of the Creston, Winterset, Des Moines Railroad Company, thence West 130 feet, thence North to the North line of said Southwest Quarter (¼) of the Southwest Quarter (¼) of Section 10, thence East 337 feet, thence South to a point East of the place of beginning, thence West to the place of beginning, containing 4.84 acres, (Parcel A), and a part of

the Southwest Quarter (¼) of the Southwest Quarter (¼) of Section 10, in Township 74 North, Range 29 West of the 5<sup>th</sup> P.M., Madison County, Iowa, described as follows: Commencing at the South line of said 40 acre tract at a point 33 feet South of the Southeast corner of Block 5 of Barker's Second Addition to Macksburg, Iowa, and running thence North along the East line of said Addition 533 feet to the Southeast corner of Lot 1 of said Block 5, thence East, parallel with the South line of said 40 acre tract, 24 rods, 12 feet, 8 inches, thence South 533 feet to the South line of said 40 acre tract, thence West to the place of beginning, containing 5 acres (Parcel B), and Lots 6, 7, 8, 9, 10 and 11 in Block 5 all of Barker's Second Addition to Macksburg, Madison County, Iowa.

and

Lots One (1), Two (2), Three (3), Seven (7) and Eight (8) in Block Seven (7), Barker's Second Addition to the Town of Macksburg, Madison County, Iowa, AND the North-South alley located in said Block 7.

and

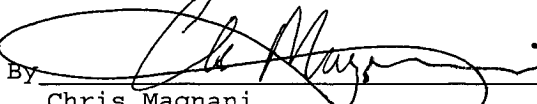
Parcel "A" located in the Southwest Quarter (¼) of the Southeast Quarter (¼) of Section Five (5), Township Seventy-four (74) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa, containing 14.668 acres, as shown in Plat of Survey recorded in Book 2001, Page 1069 on March 20, 2001 in the Office of the Recorder of Madison County, Iowa.

Exempt from filing Declaration of Value, pursuant to Exemption No. 3.

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 this 3<sup>rd</sup> day of August, 2015.

Italo "Tony" Magnani Estate

By   
Chris Magnani,  
Personal Representative

STATE OF IOWA, Boone COUNTY, ss:

This instrument was acknowledged before me on the 3<sup>rd</sup> day of August, 2015, by Chris Magnani, as Personal Representative of the Italo "Tony" Magnani Estate.

  
Notary Public

