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Rec Amt \$17.00 Aud Amt \$5.00

Rev Transfer Tax \$71.20

Rev Stamp# 347 DOV# 362

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

INDX ✓

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CHEK



TRUSTEE WARRANTY DEED

THE IOWA STATE BAR ASSOCIATION

Official Form No. 107

Recorder's Cover Sheet

\$45,000

Preparer Information: (Name, address and phone number)

G. Stephen Walters, 101 1/2 W. Jefferson, Winterset, IA 50273, Phone: (515) 462-3731

Taxpayer Information: (Name and complete address)

Lester Floyd Faux, 3207 190th Street, Prole, IA 50229

Return Document To: (Name and complete address)

Floyd Faux, 3207 190th Street, Prole, IA 50229

Grantors:

Gwendolyn M. Taber

Randyl R. Taber

Grantees:

Lester Floyd Faux

Legal description: See Page 2

Document or instrument number of previously recorded documents:



TRUSTEE WARRANTY DEED (Inter Vivos Trust)

For the consideration of 45,000.00 Dollar(s)
and other valuable consideration, Gwendolyn M. Taber and Randyl R. Taber

~~(Trustee)~~ (Co-Trustees) of Gwendolyn M. Taber Trust Under Trust Agreement Dated June 1, 1996

does hereby convey to Lester Floyd Faux the following
described real estate in Madison County, Iowa: See description attached.

Gwendolyn M. Taber and Randyl R. Taber are executing this Warranty Deed not only as Trustees of the above Trust, but as husband and wife.

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 15th day of September, 2015

Gwendolyn M. Taber Trust Under Trust Agreement Dated June 1, 1996

By: _____
(title)

Gwendolyn M. Taber
Gwendolyn M. Taber

By: _____
(title)

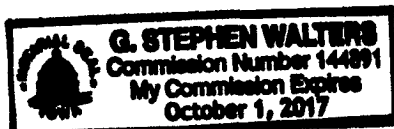
Randyl R. Taber
Randyl R. Taber

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 15th day of September, 2015
by Gwendolyn M. Taber and Randyl R. Taber



G. Stephen Walters
Signature of Notary Public

The East Half ($\frac{1}{2}$) of the following described property: A tract of land located in the Northwest Quarter ($\frac{1}{4}$) of the Southwest Quarter ($\frac{1}{4}$) of Section Twenty-nine (29), in Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M., City of Patterson, Madison County, Iowa, and more particularly described as follows, to-wit: Commencing at the Northeast corner of Block Five (5) of the Original Town of Patterson, Madison County, Iowa, running thence North 40 feet to the North line of the street, thence South $83^{\circ}42'$ West along the North line of the street 330 feet to the Southeast corner of parcel, thence continuing South $83^{\circ}42'$ West 132 feet, thence North 132 feet, thence North $83^{\circ}42'$ East 132 feet, thence South 132 feet to the Southeast corner of said parcel, **AND** Parcel "C" located in the Northwest Quarter ($\frac{1}{4}$) of the Southwest Quarter ($\frac{1}{4}$) of Section Twenty-nine (29), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, containing 0.20 acres, as shown in Plat of Survey filed in Book 2006, Page 333 on January 25, 2006, in the Office of the Recorder of Madison County, Iowa,