



Document 2015 3278

Book 2015 Page 3278 Type 03 004 Pages 3  
Date 11/04/2015 Time 10:39:51AM  
Rec Amt \$17.00 Aud Amt \$10.00

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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)

Bridget K. Kautzky, 317 6th Avenue, Suite 300, Des Moines, IA 50309, Phone:  
515-243-8157

**Taxpayer Information:** (Name and complete address)

Valarie McNaughton, et al, 2436 Champa Street, Denver, CO 80205

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

Bridget K. Kautzky, 317 6th Avenue, Suite 300, Des Moines, IA 50309, Phone:  
515-243-8157

**Grantors:**

Estate of Joy Anne Hughes

**Grantees:**

Valerie McNaughton  
Kent Paul McNaughton  
Brian John McNaughton  
Sarah June McNaughton  
Kerry McNaughton  
Brian James McNaughton

**Legal description:** See Page 2

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



### COURT OFFICER DEED

IN THE MATTER OF  
THE ESTATE OF  
JOY ANNE HUGHES

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

Probate No. ESPR012742

Pursuant to the authority and power vested in the undersigned, and in consideration of One (\$1.00) Dollar(s) and other valuable consideration, the undersigned, in the representative capacity designated below, hereby Convey(s) to Valerie McNaughton, Kent Paul McNaughton, Brian John McNaughton, Sarah June McNaughton, Kerry McNaughton and Brian James McNaughton, as tenants in common, the following described real estate in MADISON County, Iowa:

An undivided 1/4 interest in:

The North Fractional Half (1/2) of the Northeast Quarter (1/4) of Section Two (2) in Township Seventy-four (74) North, Range Twenty-nine (29) West of the 5th P.M. and the South Half (1/2) of the Southeast Quarter (1/4) of Section Thirty-five (35) in Township Seventy-five (75) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, EXCEPT Parcel "A" located in the Southwest Quarter of the Southeast Quarter (1/4) and the Southeast Quarter (1/4) of the Southeast Quarter (1/4) of said Section Thirty-five (35), containing 11.14 acres, as shown in Plat of Survey filed in Book 2003, Page 7490, on December 24, 2003, in the Office of the Recorder of Madison County, Iowa.

**EXEMPTION 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: 10/26/15.

By \_\_\_\_\_  
Title

Larry A. Hughes  
Larry A. Hughes

By \_\_\_\_\_  
Title

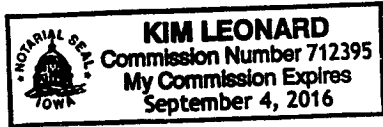
As \_\_\_\_\_ \*in the  
above entitled estate or cause.

As Administrator \*in the  
above entitled estate or cause.

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

**ACKNOWLEDGMENT FOR INDIVIDUALS**

STATE OF IOWA, COUNTY OF Medison  
This record was acknowledged before me this 26 day of October, 2015,  
by Larry A. Hughes  
as Administrator  
of the Estate of Joy Anne Hughes



Kim Leonard  
Signature of Notary Public

STATE OF \_\_\_\_\_, COUNTY OF \_\_\_\_\_  
This record was acknowledged before me this \_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_,  
by \_\_\_\_\_  
as \_\_\_\_\_  
of \_\_\_\_\_

\_\_\_\_\_  
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